

Local Market Update for April 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Lone Tree

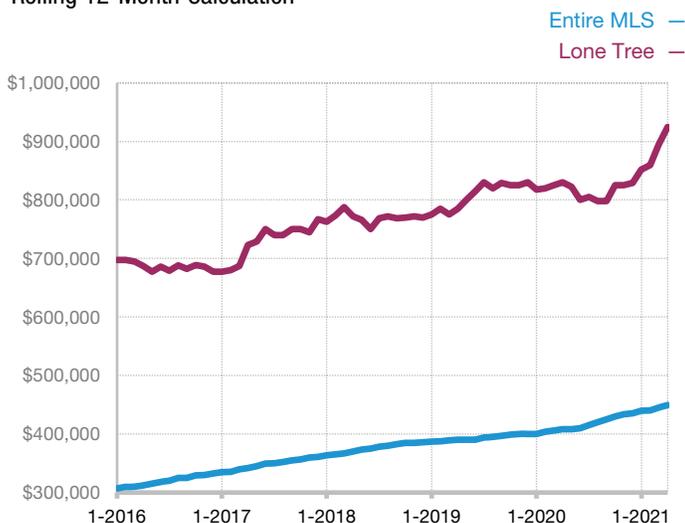
Single Family	April			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
Inventory of Active Listings	37	8	- 78.4%	--	--	--
Under Contract	11	21	+ 90.9%	40	79	+ 97.5%
New Listings	14	21	+ 50.0%	64	74	+ 15.6%
Sold Listings	10	26	+ 160.0%	39	67	+ 71.8%
Days on Market Until Sale	35	32	- 8.6%	47	36	- 23.4%
Median Sales Price*	\$865,000	\$1,214,793	+ 40.4%	\$825,000	\$1,131,000	+ 37.1%
Average Sales Price*	\$953,645	\$1,210,184	+ 26.9%	\$882,686	\$1,147,683	+ 30.0%
Percent of List Price Received*	99.3%	102.6%	+ 3.3%	98.9%	101.9%	+ 3.0%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	April			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
Inventory of Active Listings	13	1	- 92.3%	--	--	--
Under Contract	2	5	+ 150.0%	21	30	+ 42.9%
New Listings	4	5	+ 25.0%	25	28	+ 12.0%
Sold Listings	3	7	+ 133.3%	27	28	+ 3.7%
Days on Market Until Sale	4	8	+ 100.0%	56	14	- 75.0%
Median Sales Price*	\$555,000	\$525,000	- 5.4%	\$460,000	\$520,000	+ 13.0%
Average Sales Price*	\$551,000	\$492,000	- 10.7%	\$445,863	\$483,214	+ 8.4%
Percent of List Price Received*	100.2%	102.1%	+ 1.9%	98.5%	100.7%	+ 2.2%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

