

# Local Market Update for April 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Clear Creek County

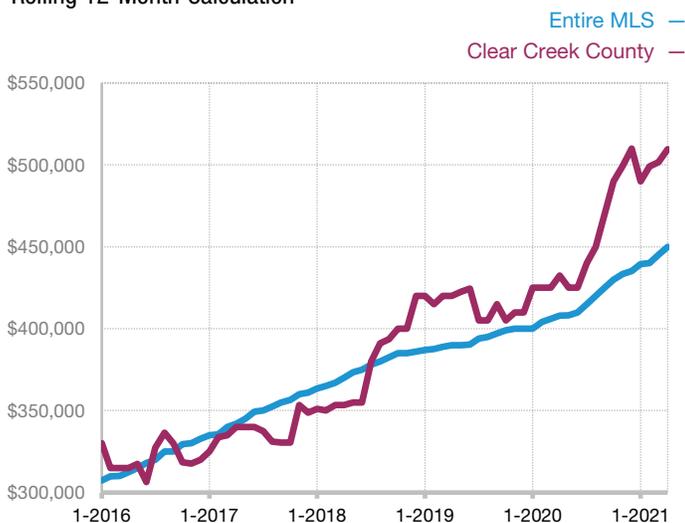
Single Family	April			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	64	19	- 70.3%	--	--	--
Under Contract	9	19	+ 111.1%	40	59	+ 47.5%
New Listings	16	24	+ 50.0%	72	65	- 9.7%
Sold Listings	8	10	+ 25.0%	28	49	+ 75.0%
Days on Market Until Sale	20	6	- 70.0%	44	34	- 22.7%
Median Sales Price*	\$614,000	<b>\$712,500</b>	+ 16.0%	\$572,500	<b>\$590,000</b>	+ 3.1%
Average Sales Price*	\$716,000	<b>\$814,968</b>	+ 13.8%	\$576,823	<b>\$687,734</b>	+ 19.2%
Percent of List Price Received*	100.6%	<b>108.7%</b>	+ 8.1%	100.3%	<b>102.9%</b>	+ 2.6%

\* 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
<b>Key Metrics</b>						
Inventory of Active Listings	6	2	- 66.7%	--	--	--
Under Contract	1	2	+ 100.0%	6	7	+ 16.7%
New Listings	3	2	- 33.3%	8	8	0.0%
Sold Listings	1	3	+ 200.0%	7	7	0.0%
Days on Market Until Sale	3	41	+ 1266.7%	52	27	- 48.1%
Median Sales Price*	\$300,000	<b>\$257,000</b>	- 14.3%	\$260,000	<b>\$217,577</b>	- 16.3%
Average Sales Price*	\$300,000	<b>\$247,692</b>	- 17.4%	\$261,428	<b>\$228,511</b>	- 12.6%
Percent of List Price Received*	105.3%	<b>99.7%</b>	- 5.3%	101.1%	<b>99.7%</b>	- 1.4%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

