

Local Market Update – January 2019

A Research Tool Provided by REcolorado®

Residential Listings – Single Family Detached and Attached



Highlands Ranch

Douglas County

+ 11.9%

Change in
New Listings

+ 5.4%

Change in
Sold Listings

- 3.8%

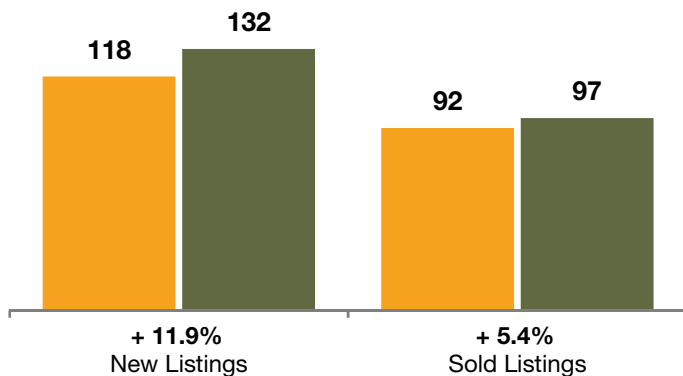
Change in
Median Sold Price*

	January			Year to Date (YTD)		
	2018	2019	+ / -	2018	2019	+ / -
Active Listings	61	98	+ 60.7%	--	--	--
Under Contract Listings	116	125	+ 7.8%	116	125	+ 7.8%
New Listings	118	132	+ 11.9%	118	132	+ 11.9%
Sold Listings	92	97	+ 5.4%	92	97	+ 5.4%
Total Days on Market	27	44	+ 63.0%	27	44	+ 63.0%
Median Sold Price*	\$462,500	\$445,000	-3.8%	\$462,500	\$445,000	-3.8%
Average Sold Price*	\$493,230	\$532,213	+ 7.9%	\$493,230	\$532,213	+ 7.9%
Percent of Sold Price to List Price*	99.5%	98.8%	-0.7%	99.5%	98.8%	-0.7%

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

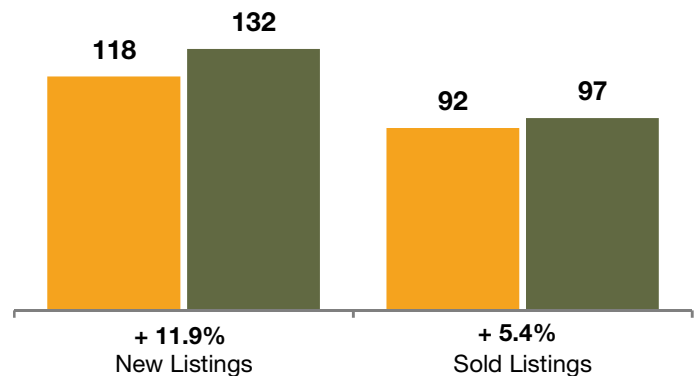
January

■ 2018 ■ 2019



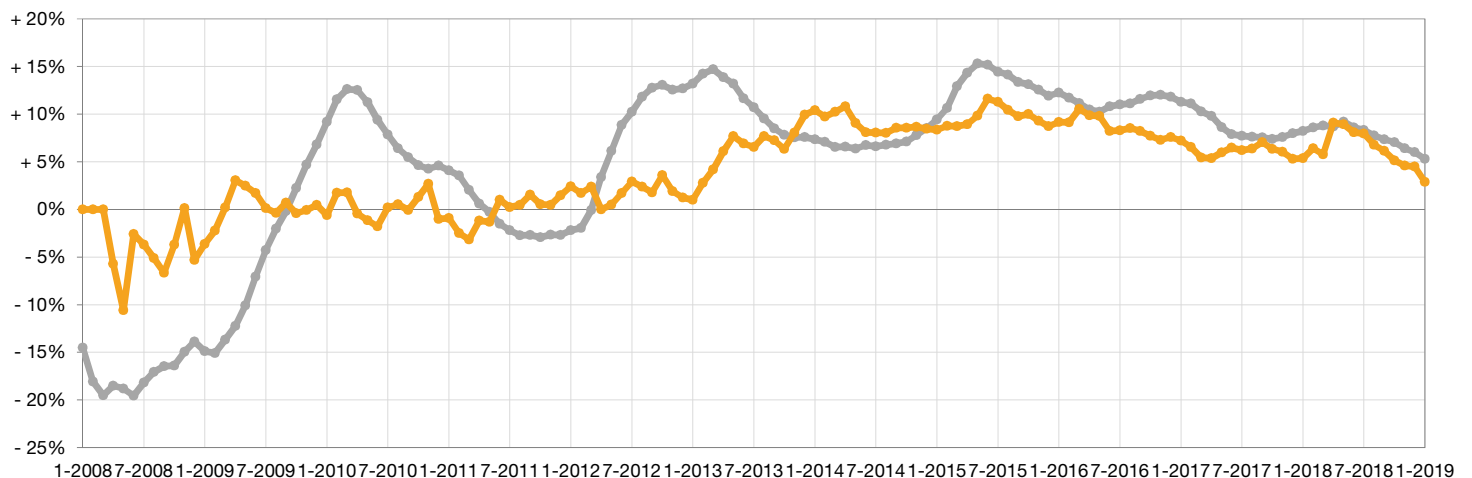
Year to Date (YTD)

■ 2018 ■ 2019



Change in Median Sold Price from Prior Year (6-Month Average)†

All MLS —
Highlands Ranch —



† Each dot represents the change in median sold price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | All data from REcolorado®. | Report by ShowingTime. Due to differences in statistical methodologies, figures may vary from other market reports provided by REcolorado®.