

# Monthly Indicators



## March 2019

A RESEARCH TOOL PROVIDED BY RECOLORADO®  
RESIDENTIAL LISTINGS – SINGLE FAMILY DETACHED AND ATTACHED

## Quick Facts

**+ 1.0%**

**- 3.0%**

**+ 1.5%**

Change in  
**New Listings**

Change in  
**Sold Listings**

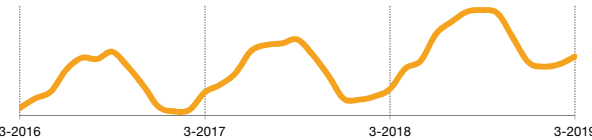
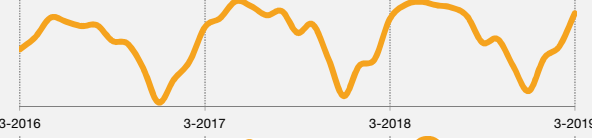
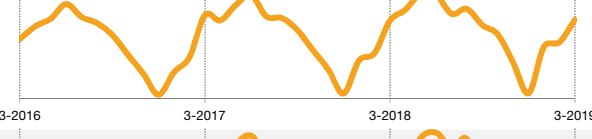
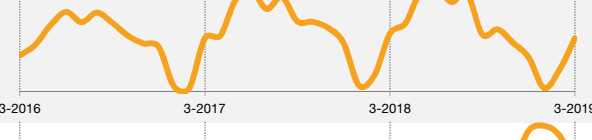
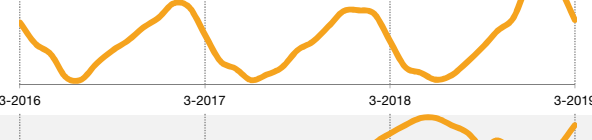
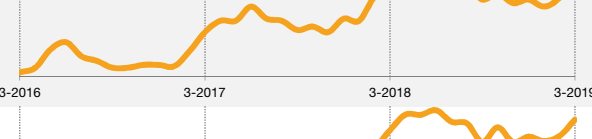
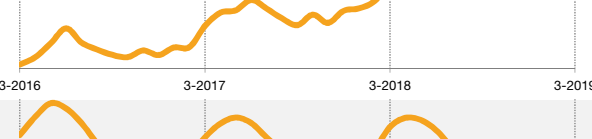

Change in  
**Median Sold Price**

Market Overview	2
Active Listings	3
Under Contract Listings	4
New Listings	5
Sold Listings	6
Total Days on Market	7
Median Sold Price	8
Average Sold Price	9
Percent of Sold Price to List Price	10
Single Family Detached Market Overview	11
Single Family Attached Market Overview	12
Annual Review	13



# Market Overview

Key market metrics for the current month and year-to-date. Residential Listings – Single Family Detached and Attached.

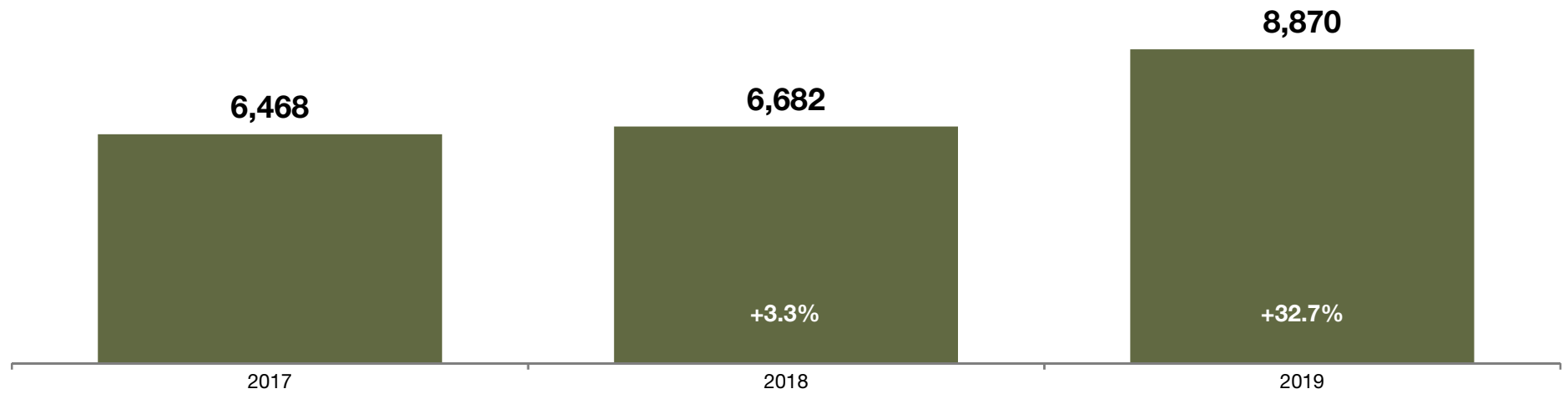
Key Metrics	Historical Sparklines	3-2018	3-2019	+ / -	Last Year YTD	This Year YTD	+ / -
<b>Active Listings</b>		6,682	<b>8,870</b>	+ 32.7%	--	--	--
<b>Under Contract Listings</b>		7,316	<b>7,543</b>	+ 3.1%	18,382	<b>19,461</b>	+ 5.9%
<b>New Listings</b>		7,499	<b>7,572</b>	+ 1.0%	18,021	<b>19,637</b>	+ 9.0%
<b>Sold Listings</b>		5,514	<b>5,349</b>	- 3.0%	13,279	<b>13,212</b>	- 0.5%
<b>Total Days on Market</b>		31	<b>35</b>	+ 12.9%	34	<b>40</b>	+ 17.6%
<b>Median Sold Price*</b>		\$399,000	<b>\$405,000</b>	+ 1.5%	\$390,000	<b>\$395,000</b>	+ 1.3%
<b>Average Sold Price*</b>		\$458,912	<b>\$468,687</b>	+ 2.1%	\$447,395	<b>\$458,436</b>	+ 2.5%
<b>Percent of Sold Price to List Price*</b>		100.4%	<b>99.2%</b>	- 1.2%	99.9%	<b>98.9%</b>	- 1.0%

\* Does not account for seller concessions and/or down payment assistance.

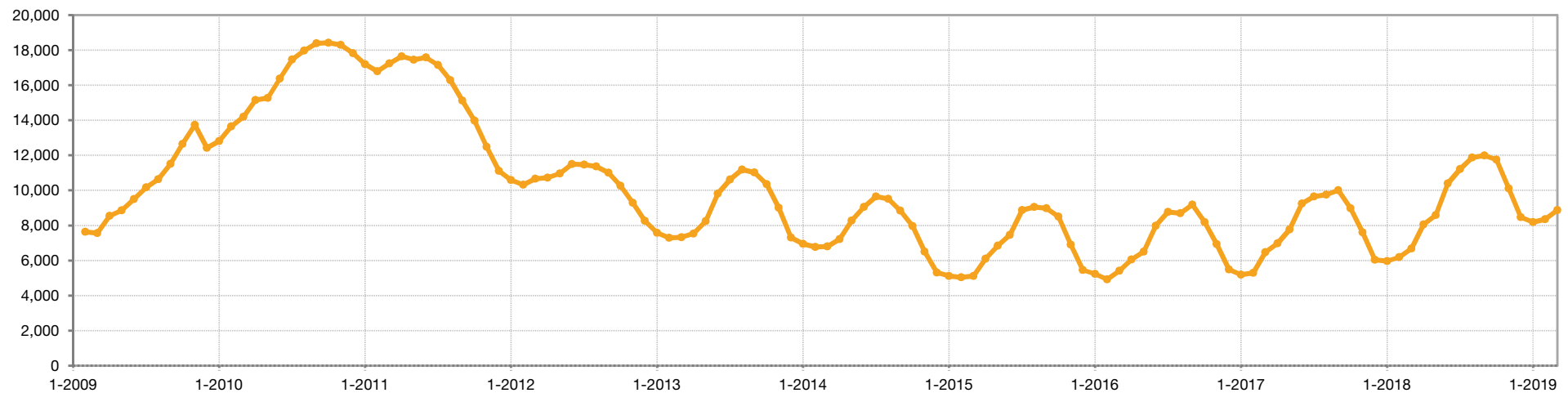
# Active Listings

The number of homes that were in "active" status at the end of the month.

## March



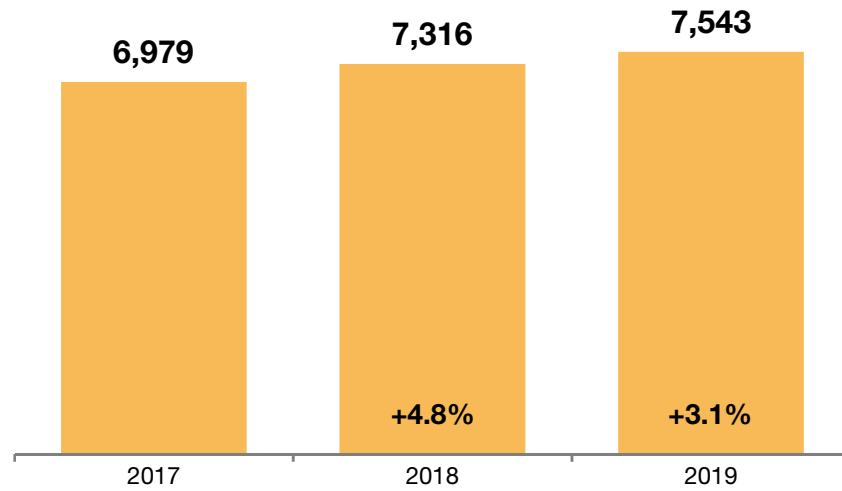
## Historical Active Listing Count



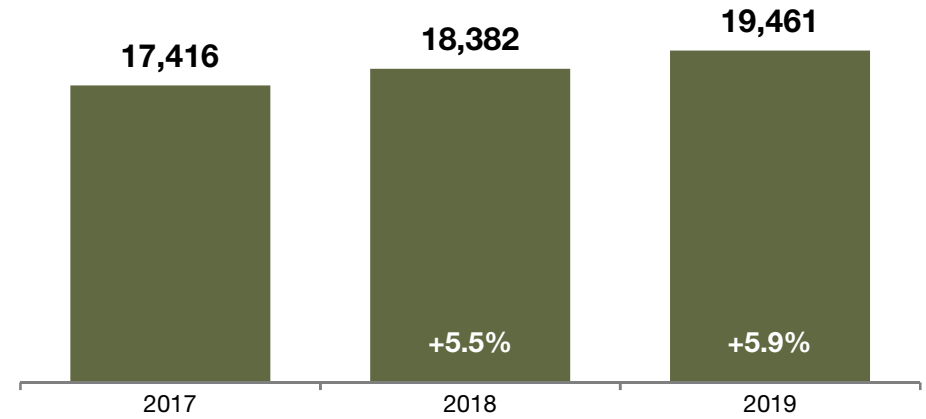
# Under Contract Listings

A count of the properties on which offers have been accepted in a given month.

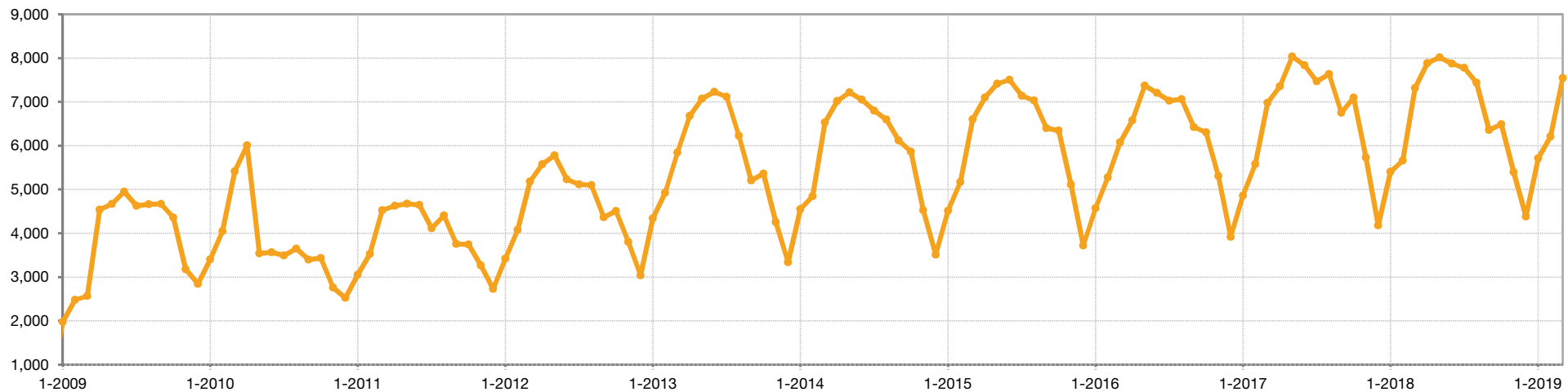
## March



## Year To Date (YTD)



## Historical Under Contract Count



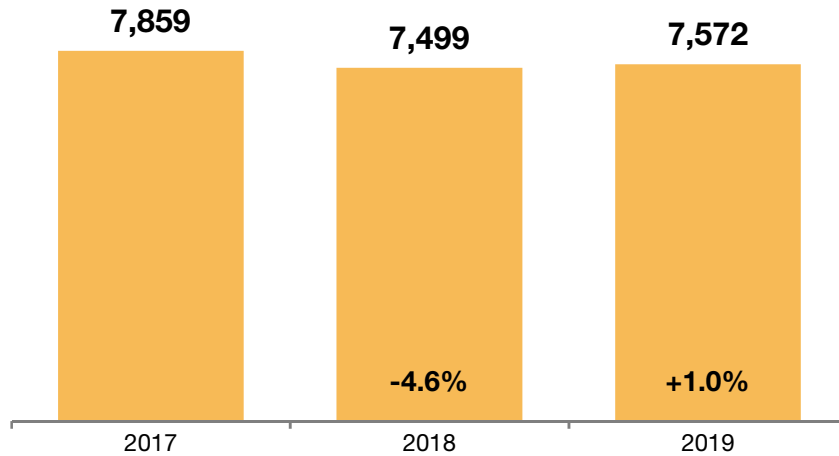
Note: The method used to calculate the "Under Contract" metric was updated in August 2012 so comparisons to previously reported figures may differ.

All data from REcolorado®. Report © 2019 ShowingTime. Due to differences in statistical methodologies, figures may vary from other market reports provided by REcolorado®. | 4

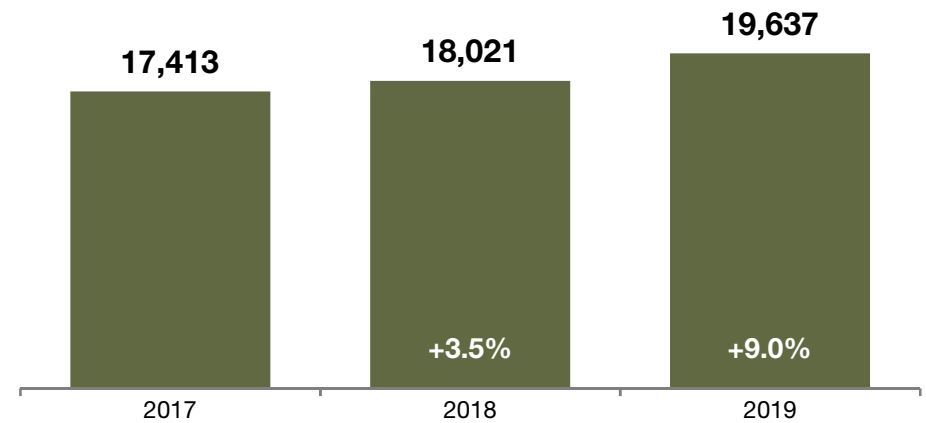
# New Listings

A count of the properties that have been newly listed on the market in a given month.

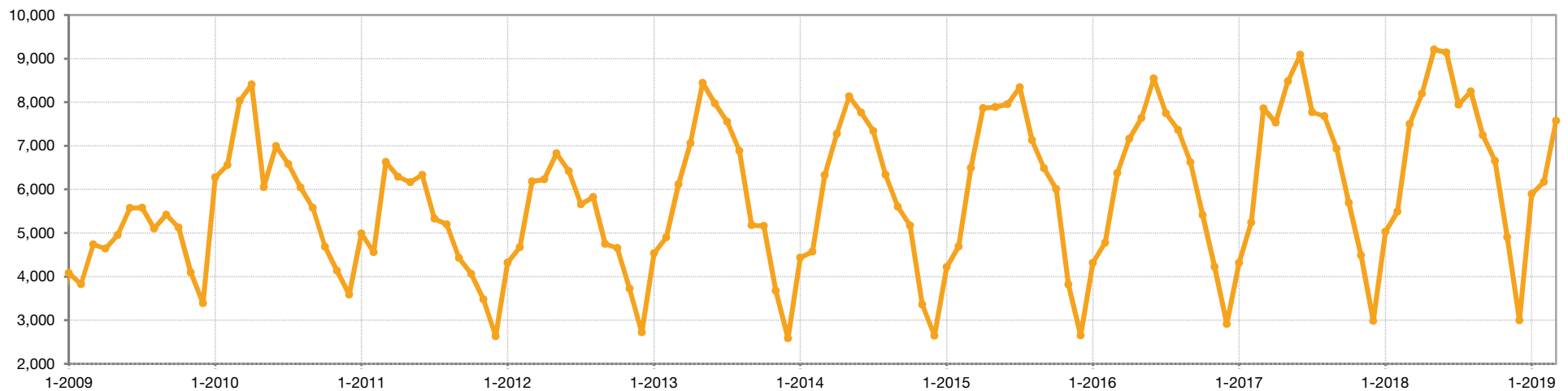
## March



## Year To Date (YTD)



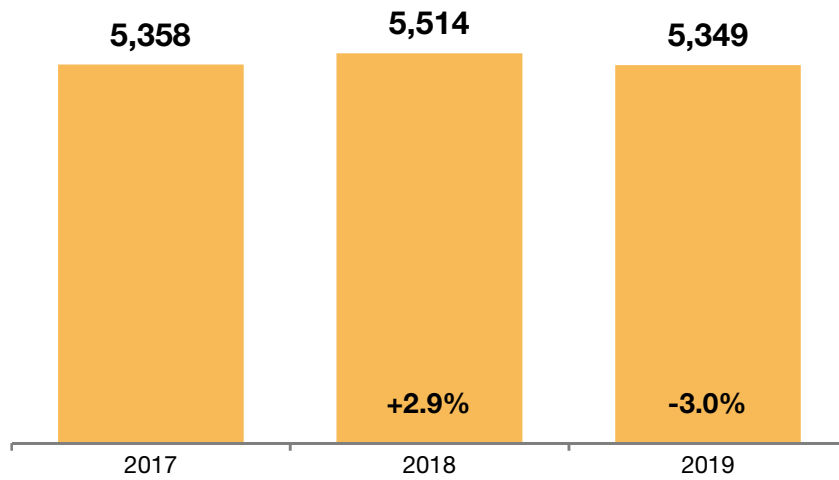
## Historical New Listing Activity



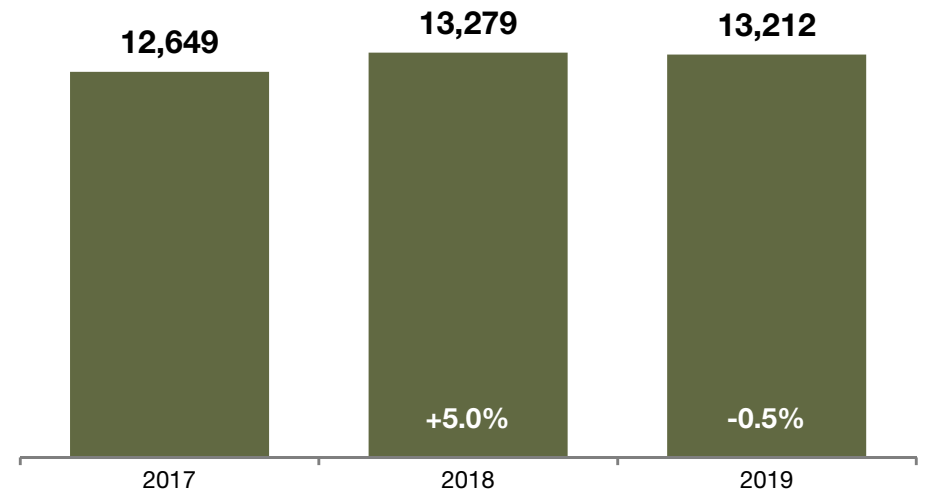
# Sold Listings

A count of the properties that have sold in a given month.

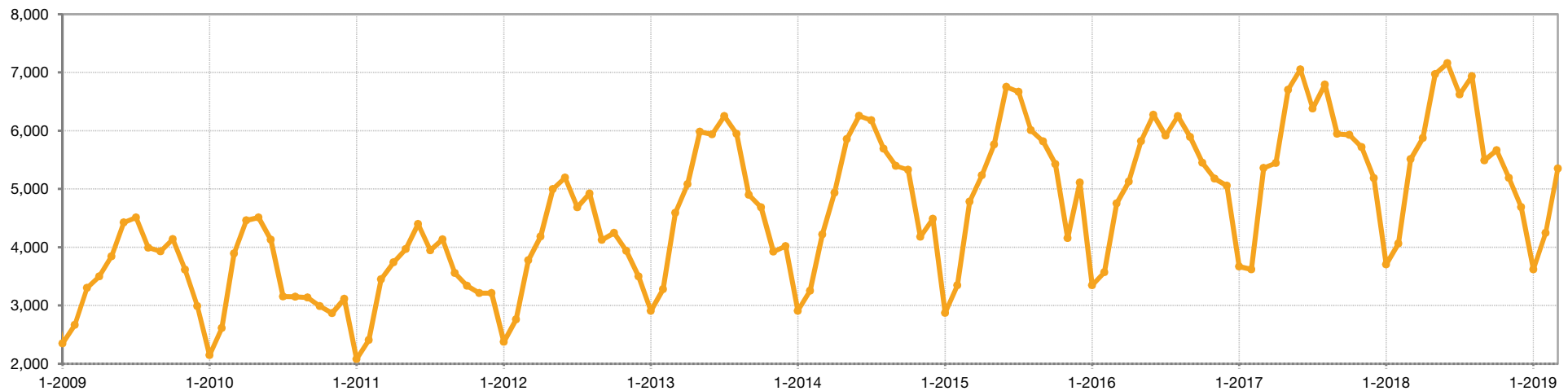
## March



## Year To Date (YTD)



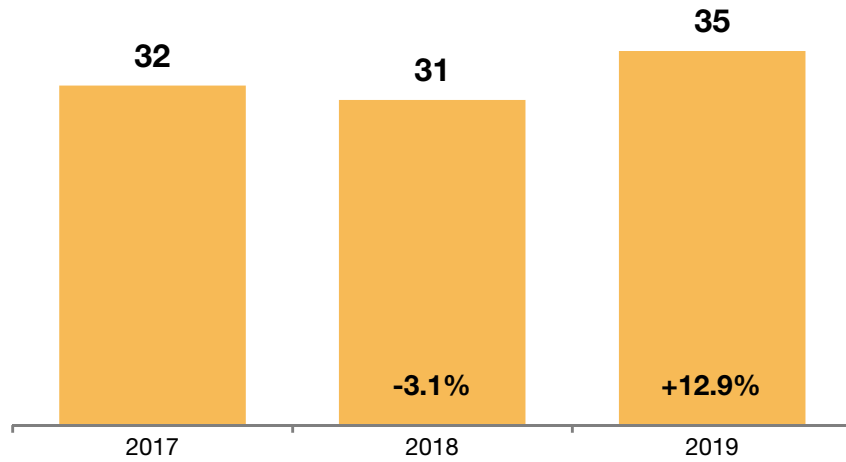
## Historical Sold Listing Activity



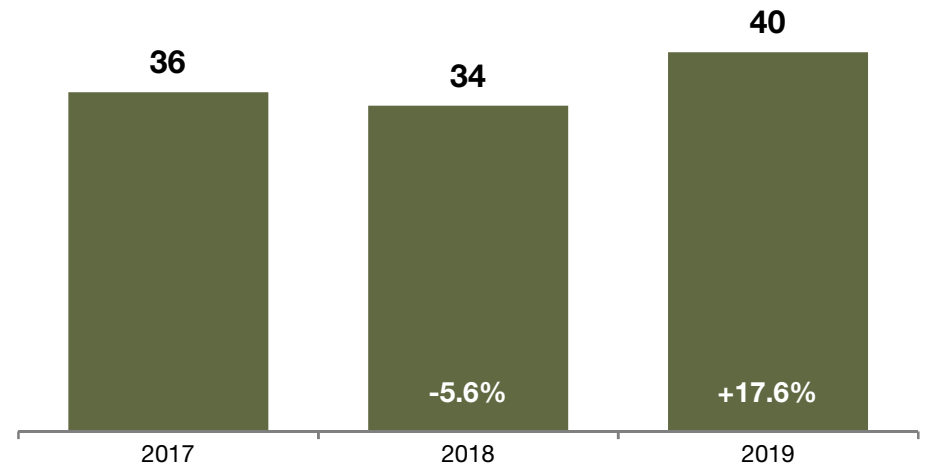
# Total Days on Market

The average number of days between when a property is first listed and when an offer is accepted. Sold listings only.

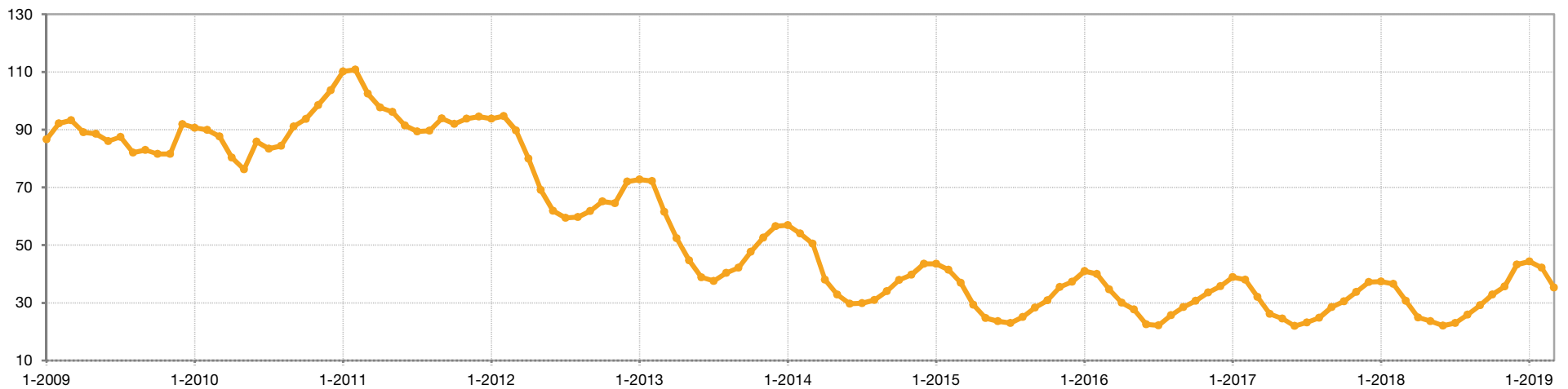
## March



## Year To Date (YTD)



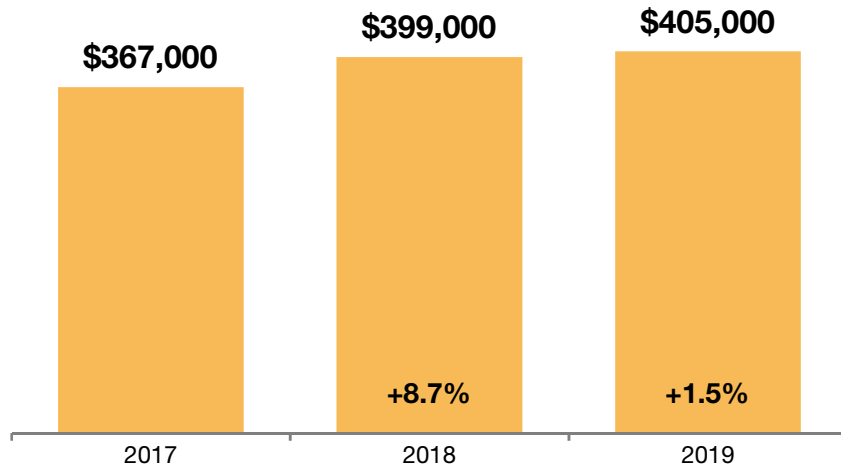
## Historical Total Days on Market



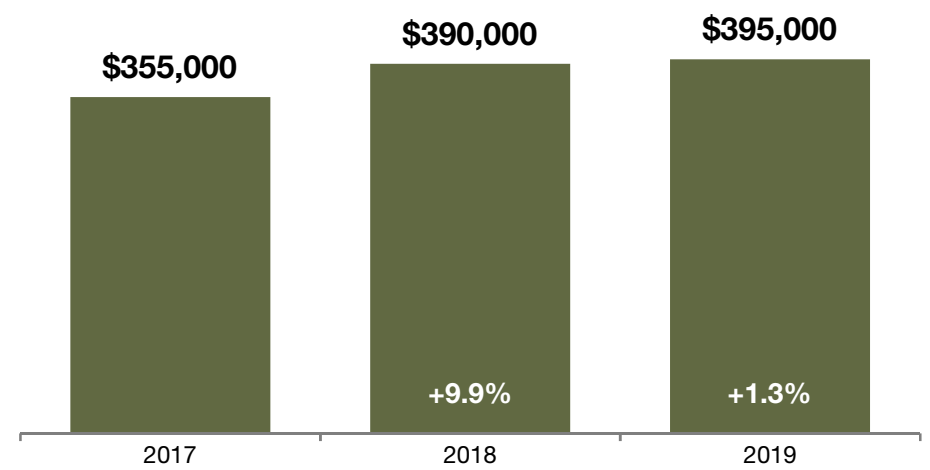
# Median Sold Price

The median sold price for all sold listings in a given month. Does not account for seller concessions and/or down payment assistance.

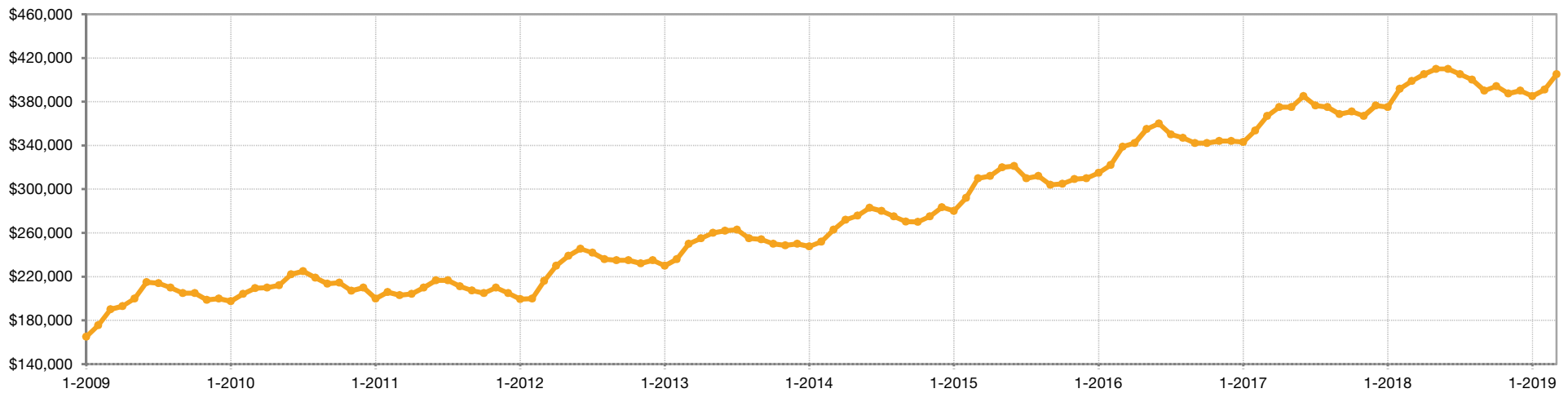
## March



## Year To Date (YTD)



## Historical Median Sold Price

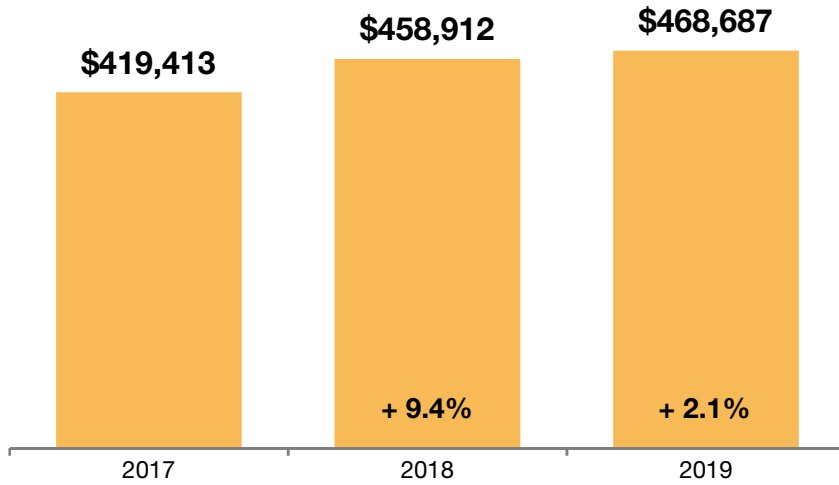




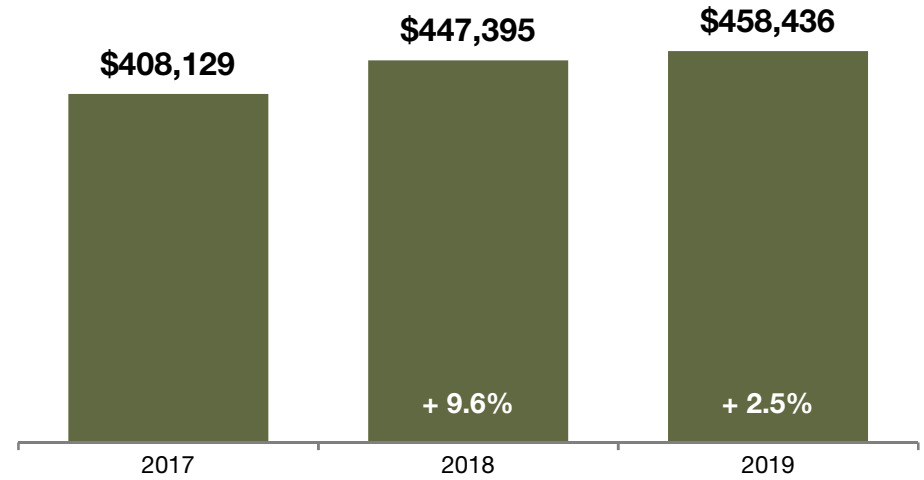
# Average Sold Price

The average sold price for all sold listings in a given month. Does not account for seller concessions and/or down payment assistance.

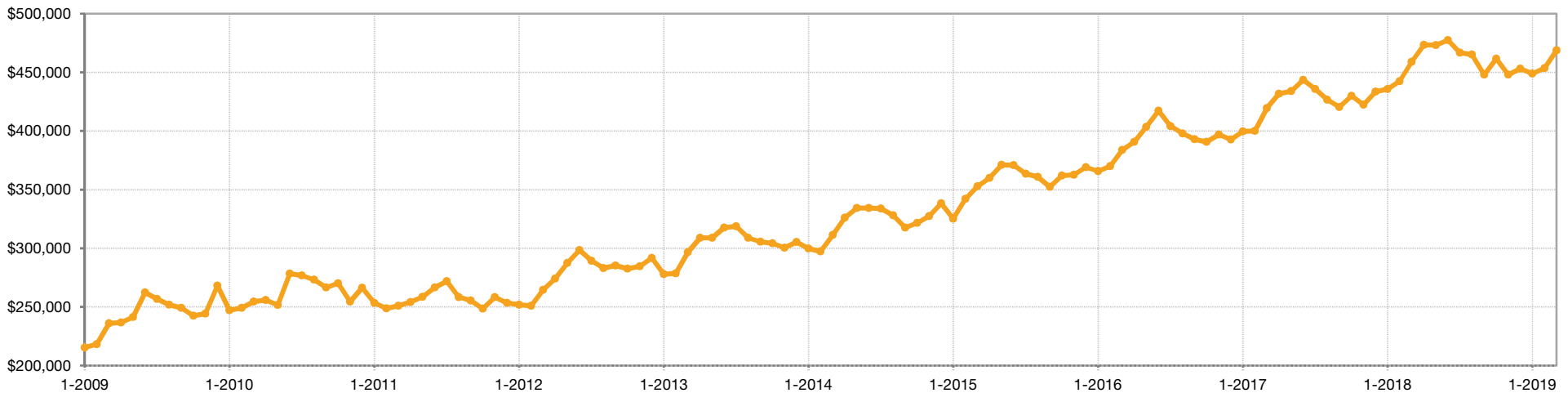
## March



## Year To Date (YTD)



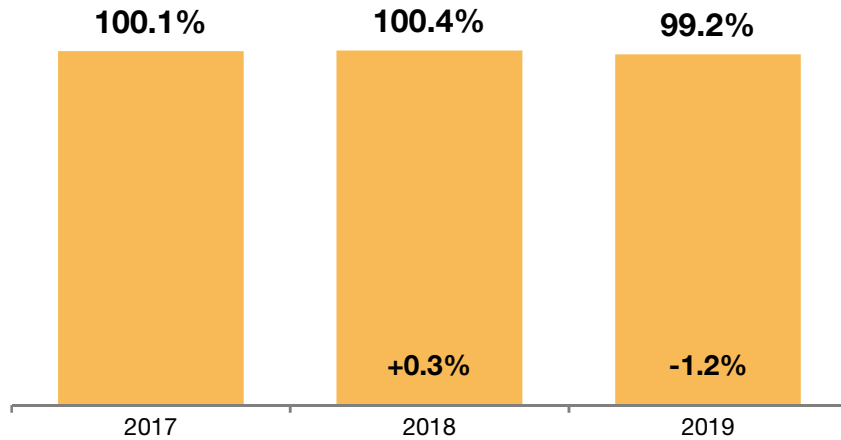
## Historical Average Sold Price



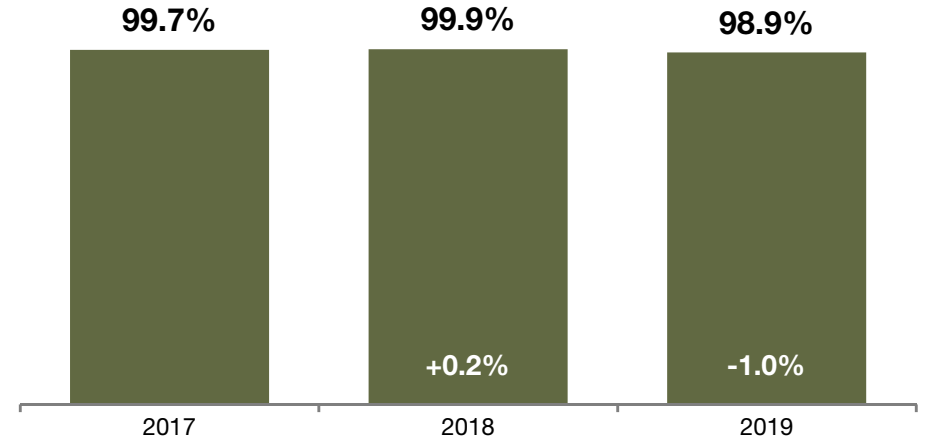
# Percent of Sold Price to List Price

Calculated by comparing final sold price to list price for sold listings. Does not account for seller concessions and/or down payment assistance.

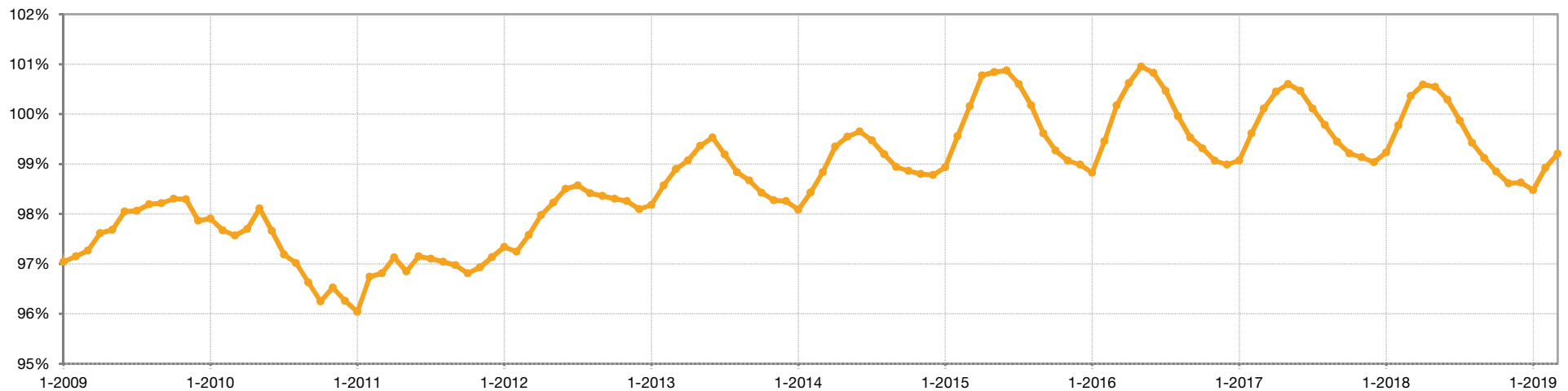
## March



## Year To Date (YTD)

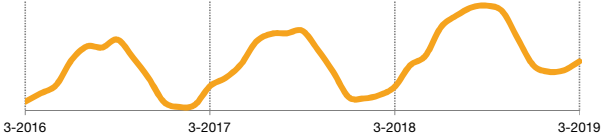
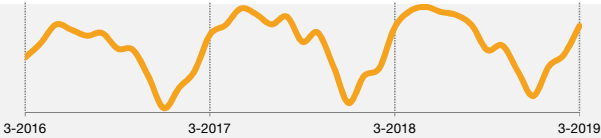
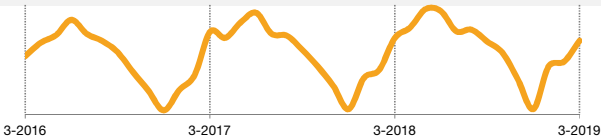
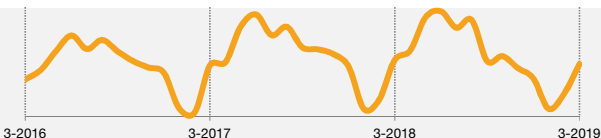
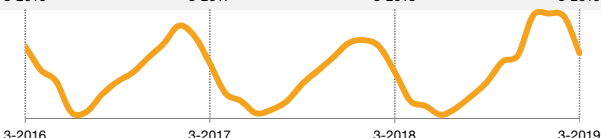
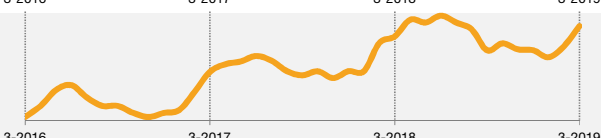
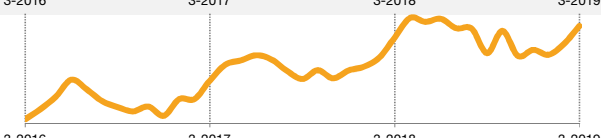
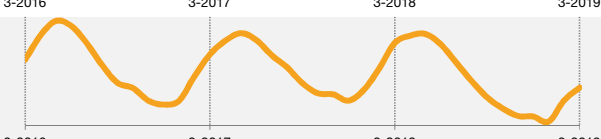


## Historical Percent of Sold Price to List Price



# Single Family Detached Market Overview

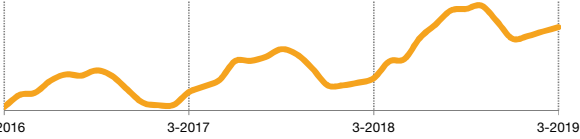
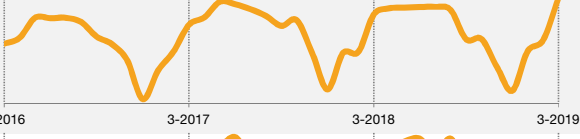
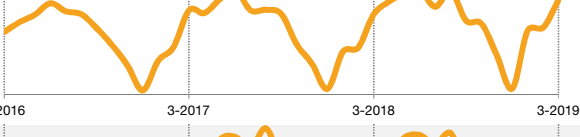
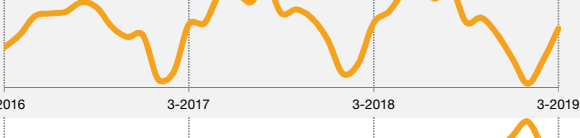
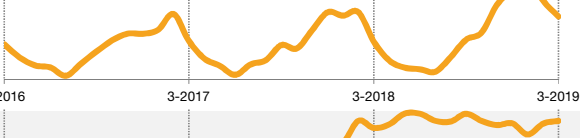
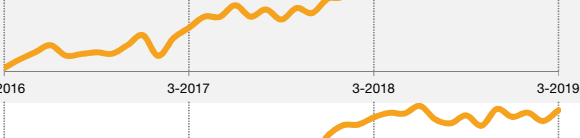
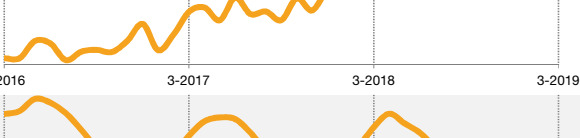

Key market metrics for the current month and year-to-date.

Key Metrics	Historical Sparklines	3-2018	3-2019	+ / -	Last Year YTD	This Year YTD	+ / -
Active Listings		5,117	<b>6,390</b>	+ 24.9%	--	--	--
Under Contract Listings		5,393	<b>5,438</b>	+ 0.8%	13,442	<b>14,190</b>	+ 5.6%
New Listings		5,567	<b>5,438</b>	- 2.3%	13,230	<b>14,063</b>	+ 6.3%
Sold Listings		4,009	<b>3,896</b>	- 2.8%	9,596	<b>9,643</b>	+ 0.5%
Total Days on Market		32	<b>36</b>	+ 13.0%	36	<b>41</b>	+ 15.5%
Median Sold Price*		\$425,000	<b>\$432,500</b>	+ 1.8%	\$418,000	<b>\$422,500</b>	+ 1.1%
Average Sold Price*		\$498,684	<b>\$509,797</b>	+ 2.2%	\$484,930	<b>\$496,623</b>	+ 2.4%
Percent of Sold Price to List Price*		100.3%	<b>99.2%</b>	- 1.1%	99.8%	<b>98.9%</b>	- 0.9%

\* Does not account for seller concessions and/or down payment assistance.

# Single Family Attached Market Overview

Key market metrics for the current month and year-to-date.

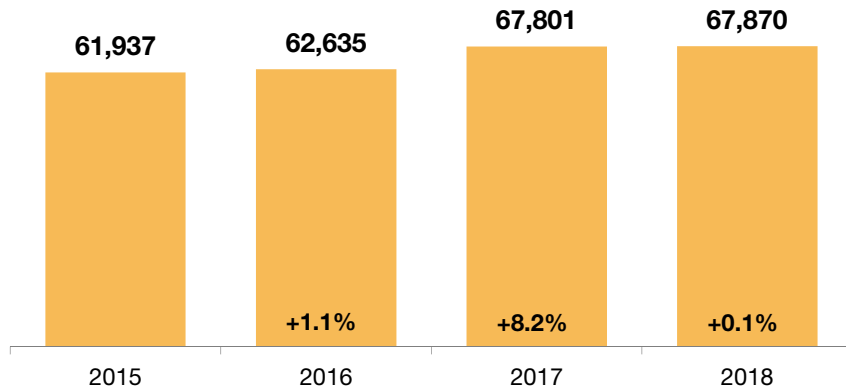
Key Metrics	Historical Sparklines	3-2018	3-2019	+ / -	Last Year YTD	This Year YTD	+ / -
Active Listings		1,565	<b>2,480</b>	+ 58.5%	--	--	--
Under Contract Listings		1,923	<b>2,105</b>	+ 9.5%	4,940	<b>5,271</b>	+ 6.7%
New Listings		1,932	<b>2,134</b>	+ 10.5%	4,791	<b>5,574</b>	+ 16.3%
Sold Listings		1,505	<b>1,453</b>	- 3.5%	3,683	<b>3,569</b>	- 3.1%
Total Days on Market		27	<b>32</b>	+ 21.1%	30	<b>36</b>	+ 18.6%
Median Sold Price*		\$295,000	<b>\$299,999</b>	+ 1.7%	\$294,500	<b>\$297,000</b>	+ 0.8%
Average Sold Price*		\$352,969	<b>\$358,457</b>	+ 1.6%	\$349,608	<b>\$355,264</b>	+ 1.6%
Percent of Sold Price to List Price*		100.6%	<b>99.2%</b>	- 1.4%	100.1%	<b>99.0%</b>	- 1.1%

\* Does not account for seller concessions and/or down payment assistance.

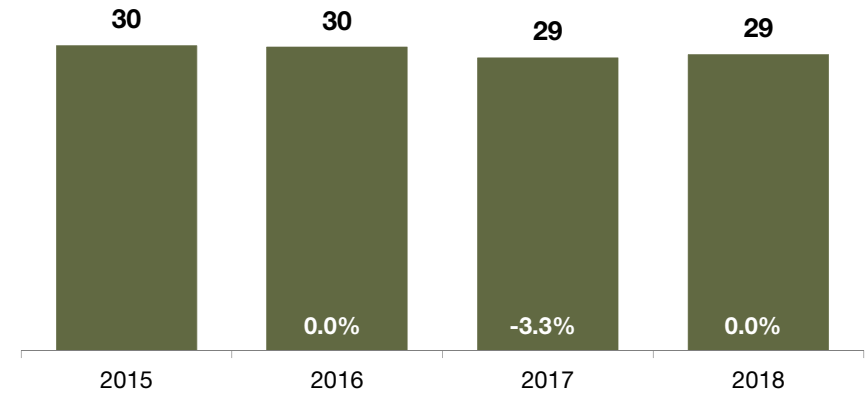
# Annual Review

Historical look at key market metrics for the overall region.

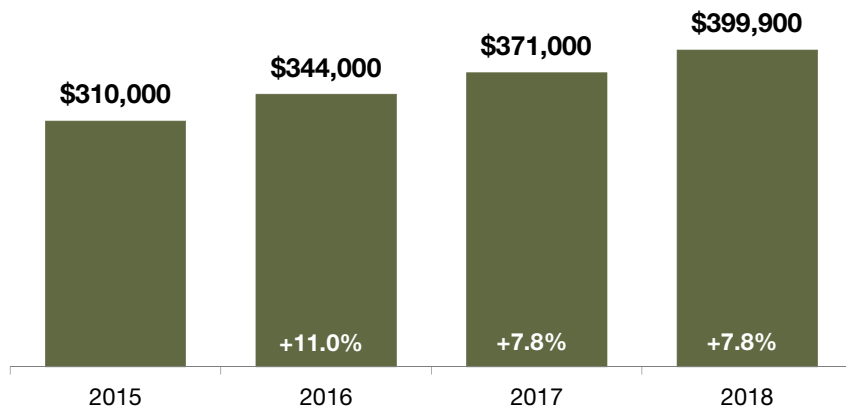
## Sold Listings



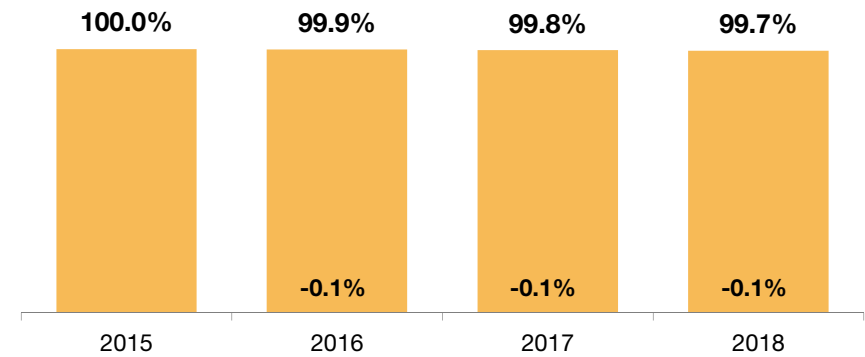
## Total Days on Market



## Median Sold Price\*



## Percent of Sold Price to List Price\*



\* Does not account for seller concessions and/or down payment assistance.