

# Monthly Indicators



## October 2017

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

## Quick Facts

**+ 5.9%**

**- 3.3%**

**+ 9.5%**

Change in  
**New Listings**

Change in  
**Sold Listings**

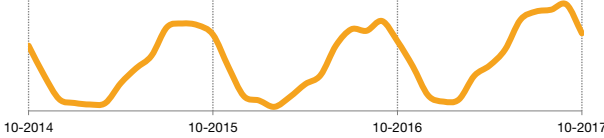
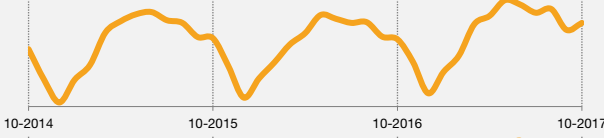
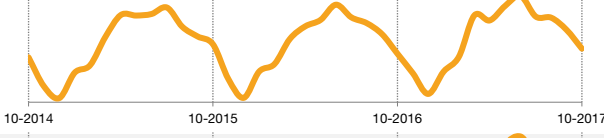
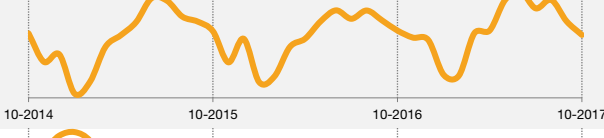
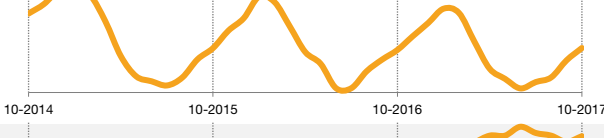
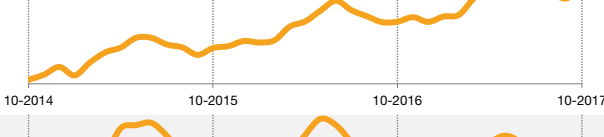

Change in  
**Median Sold Price**

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# Market Overview

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

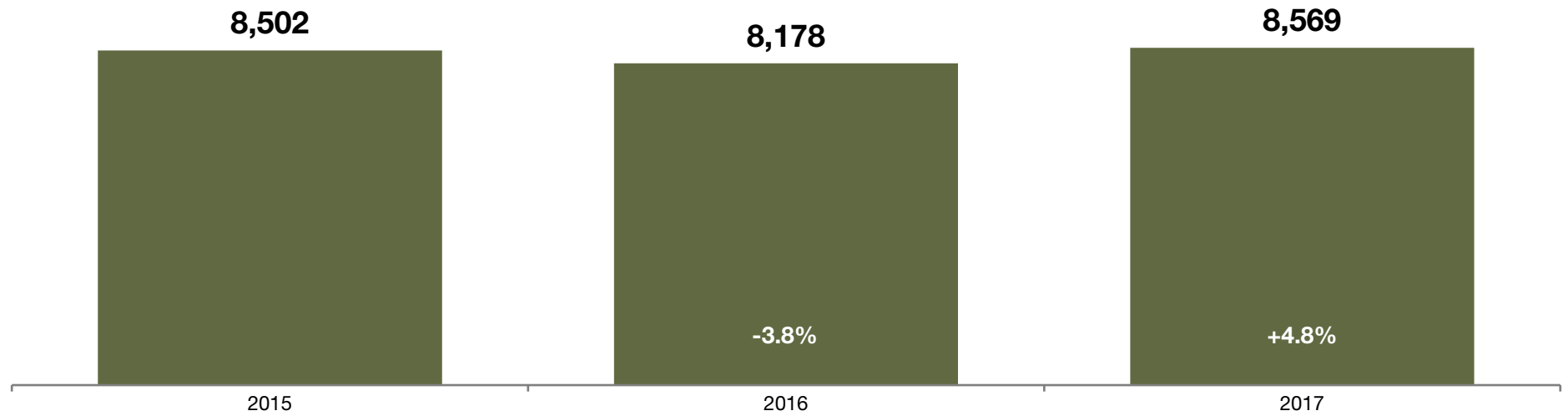
Key Metrics	Historical Sparklines	10-2016	10-2017	+ / -	Last Year YTD	This Year YTD	+ / -
Active Listings		8,178	<b>8,569</b>	+ 4.8%	--	--	--
Under Contract Listings		6,295	<b>7,017</b>	+ 11.5%	63,829	<b>69,390</b>	+ 8.7%
New Listings		5,317	<b>5,630</b>	+ 5.9%	64,531	<b>69,202</b>	+ 7.2%
Sold Listings		5,353	<b>5,179</b>	- 3.3%	51,525	<b>54,952</b>	+ 6.7%
Total Days on Market		29	<b>29</b>	0.0%	28	<b>26</b>	- 7.1%
Median Sold Price*		\$342,000	<b>\$374,411</b>	+ 9.5%	\$344,000	<b>\$371,000</b>	+ 7.8%
Average Sold Price*		\$389,483	<b>\$433,314</b>	+ 11.3%	\$392,653	<b>\$425,501</b>	+ 8.4%
Percent of Sold Price to List Price*		99.4%	<b>99.3%</b>	- 0.1%	100.2%	<b>100.0%</b>	- 0.2%

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

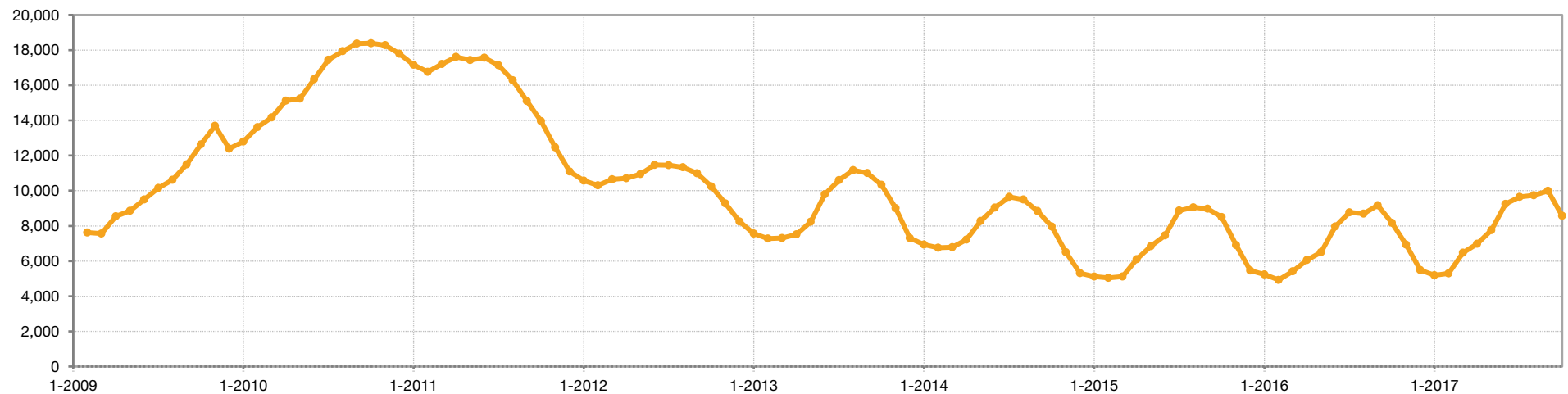
# Active Listings

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

## October



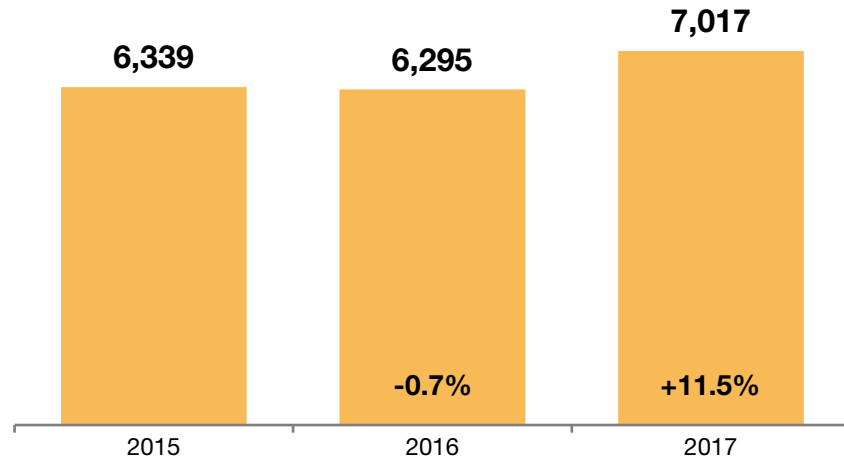
## Historical Active Listing Count



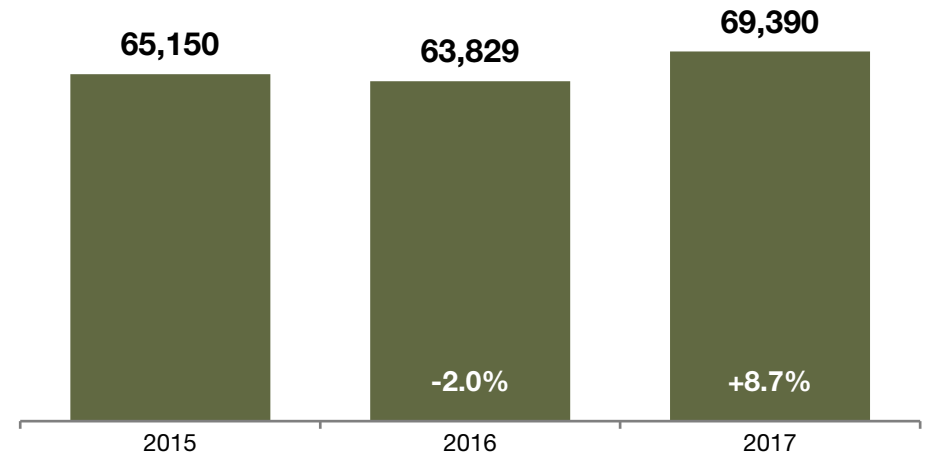
# Under Contract Listings

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

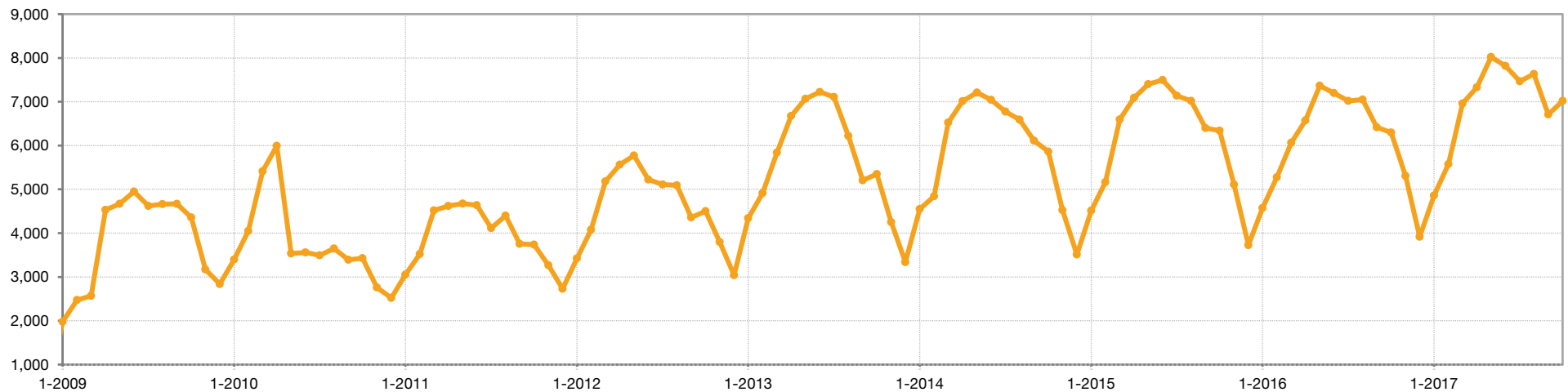
## October



## Year To Date (YTD)



## Historical Under Contract Count



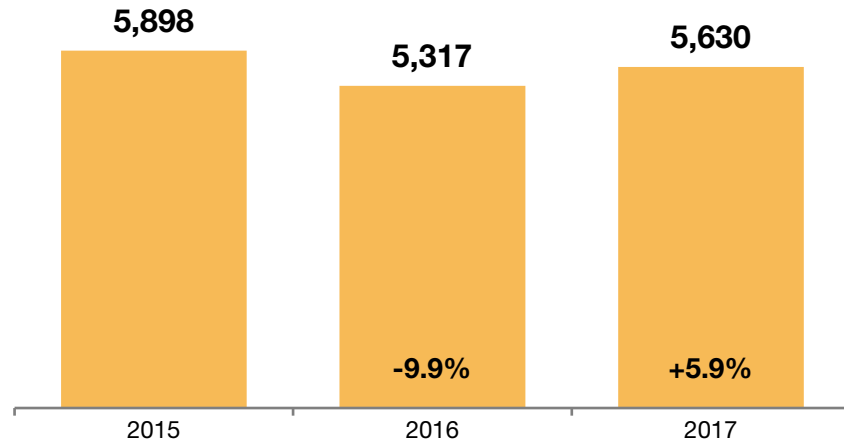
Note: The method used to calculate the "Under Contract" metric was updated in August 2012 so comparisons to previously reported figures may differ.

All data from REcolorado®. Report © 2017 ShowingTime. Due to differences in statistical methodologies, figures may vary from other market reports provided by REcolorado®. | 4

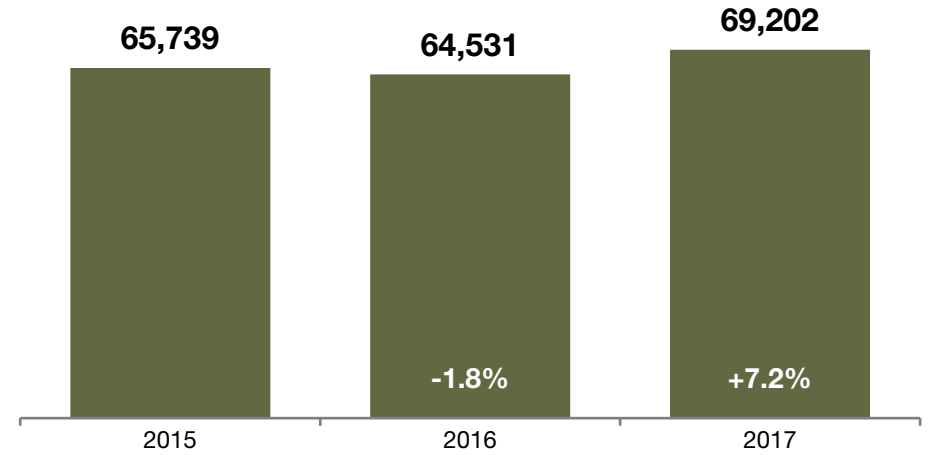
# New Listings

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

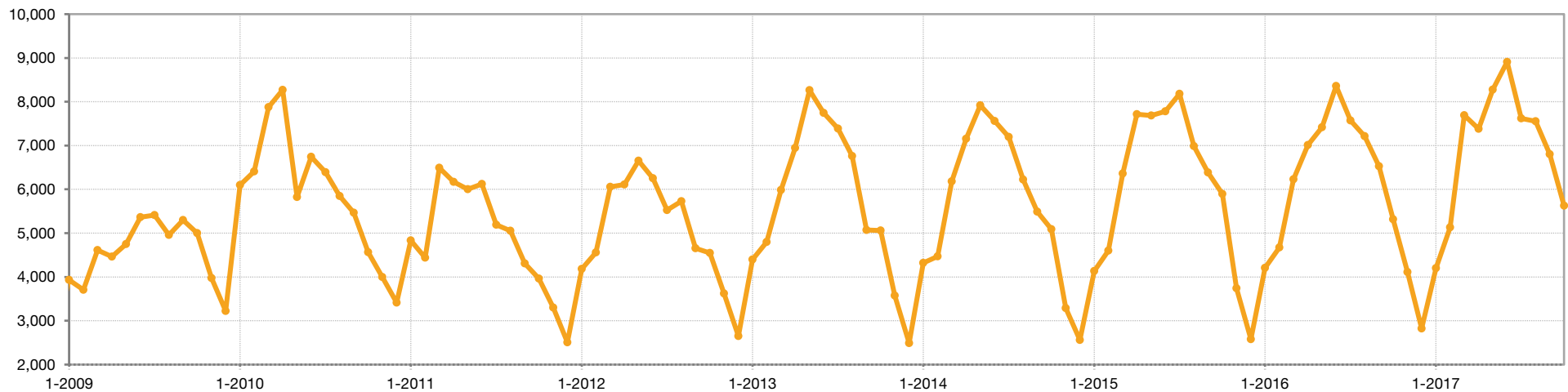
## October



## Year To Date (YTD)



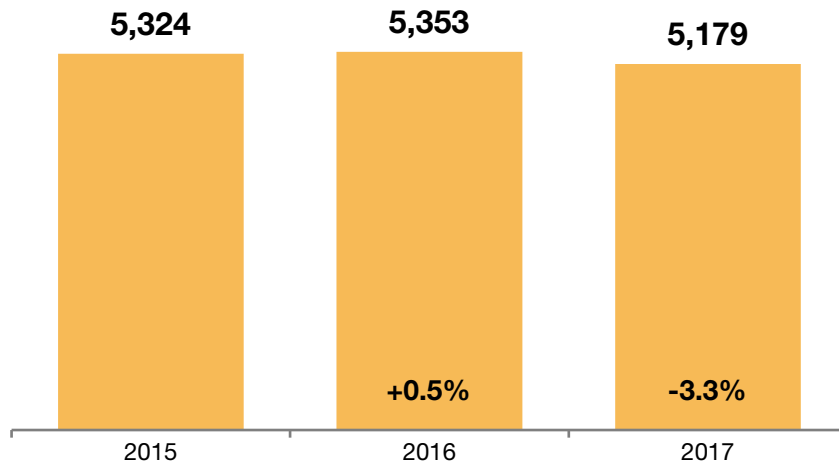
## Historical New Listing Activity



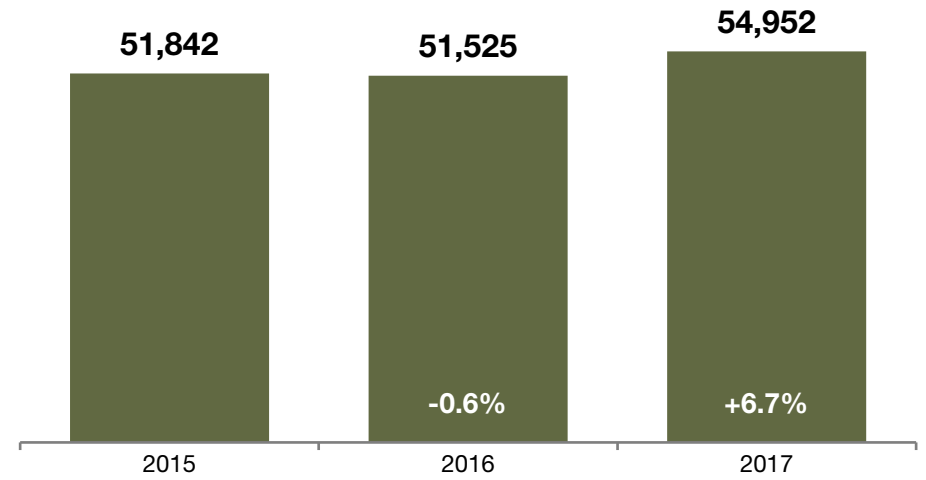
# Sold Listings

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

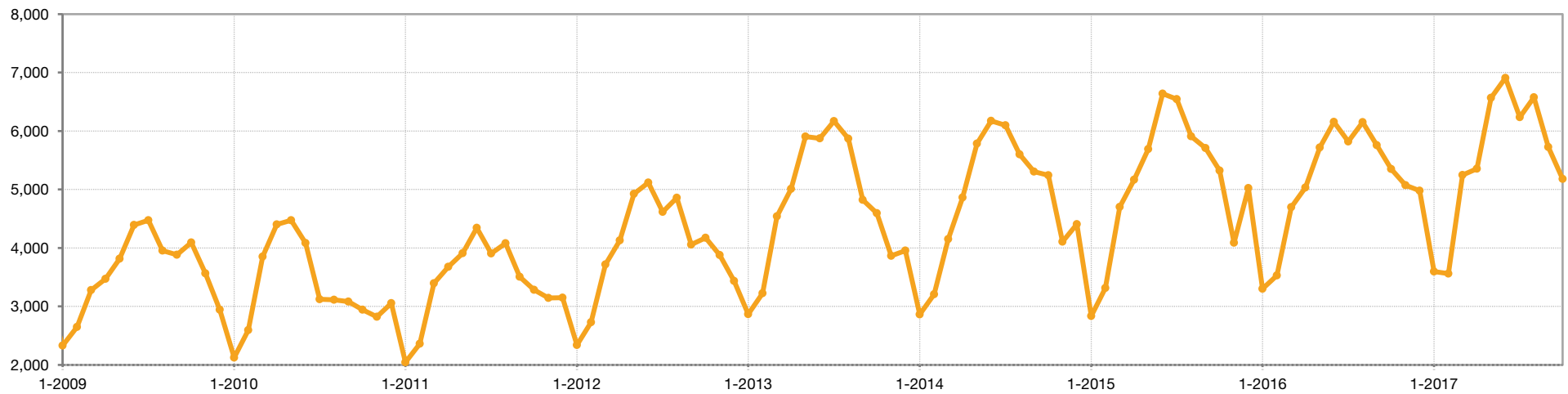
## October



## Year To Date (YTD)



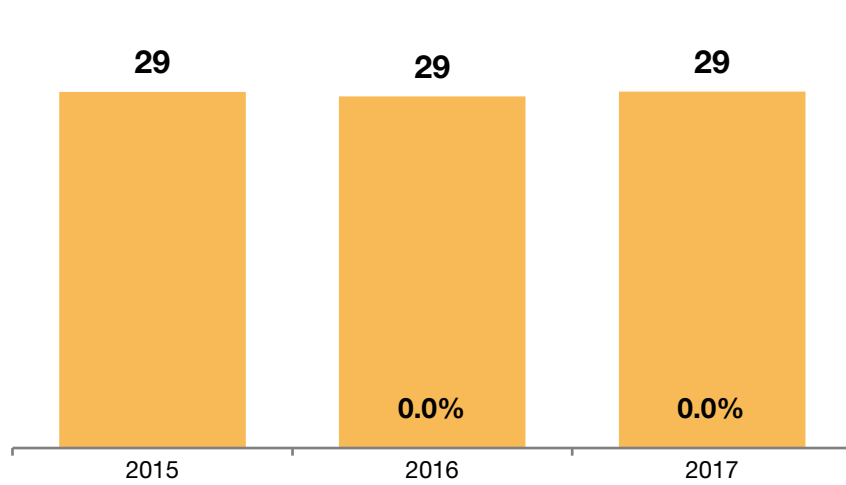
## Historical Sold Listing Activity



# 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.

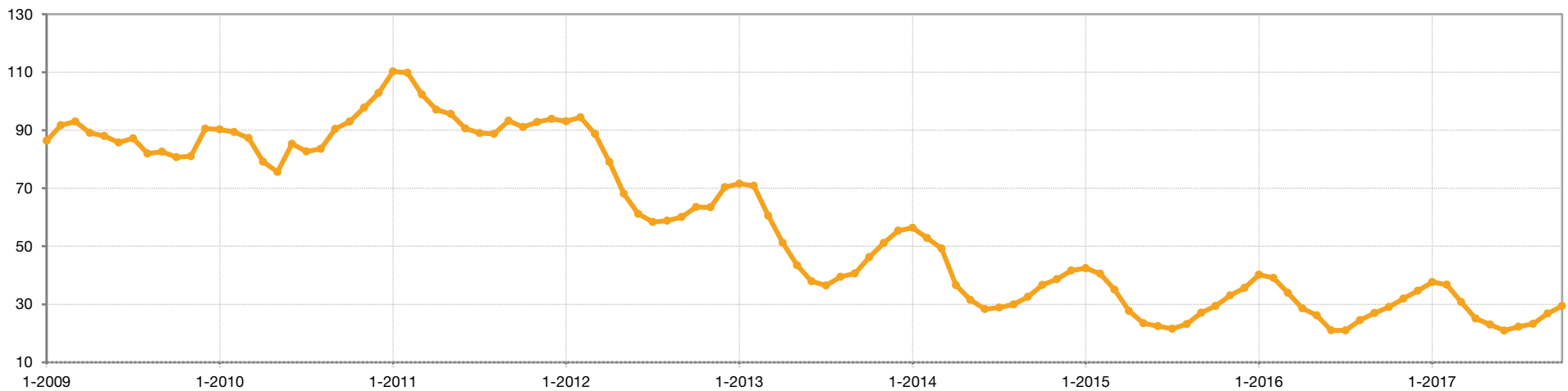
## October



## Year To Date (YTD)



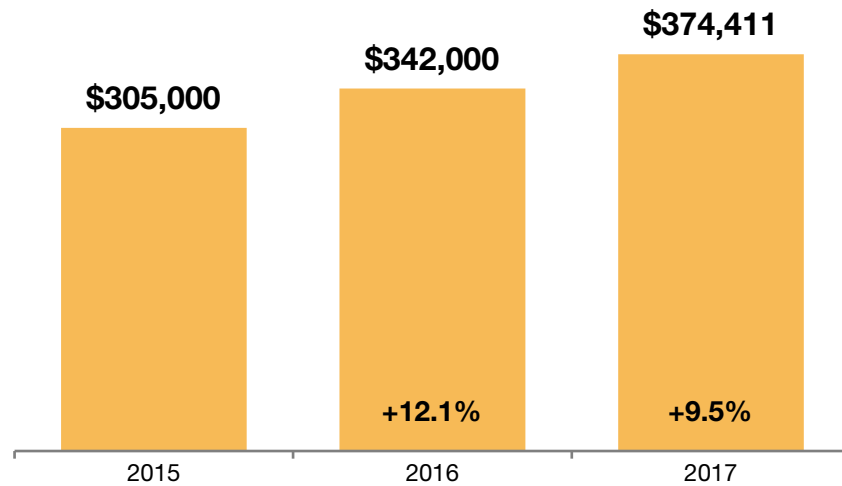
## Historical Total Days on Market



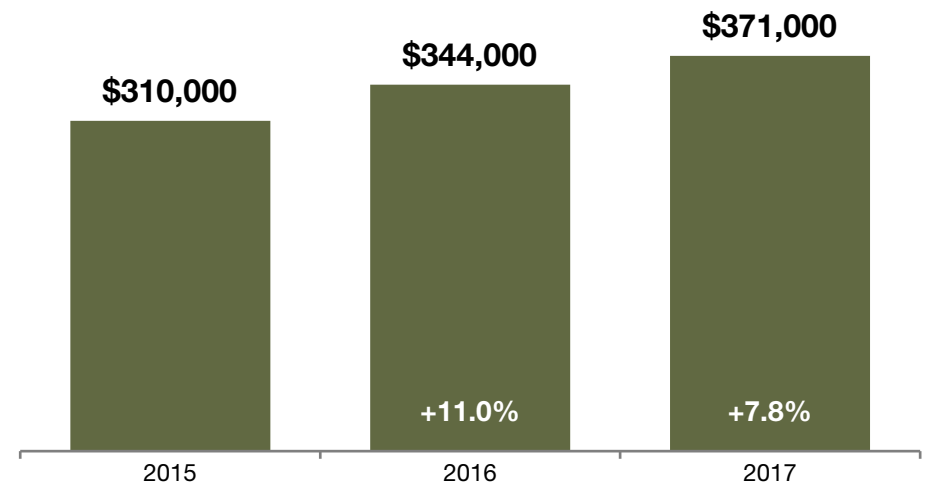
# Median Sold Price

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

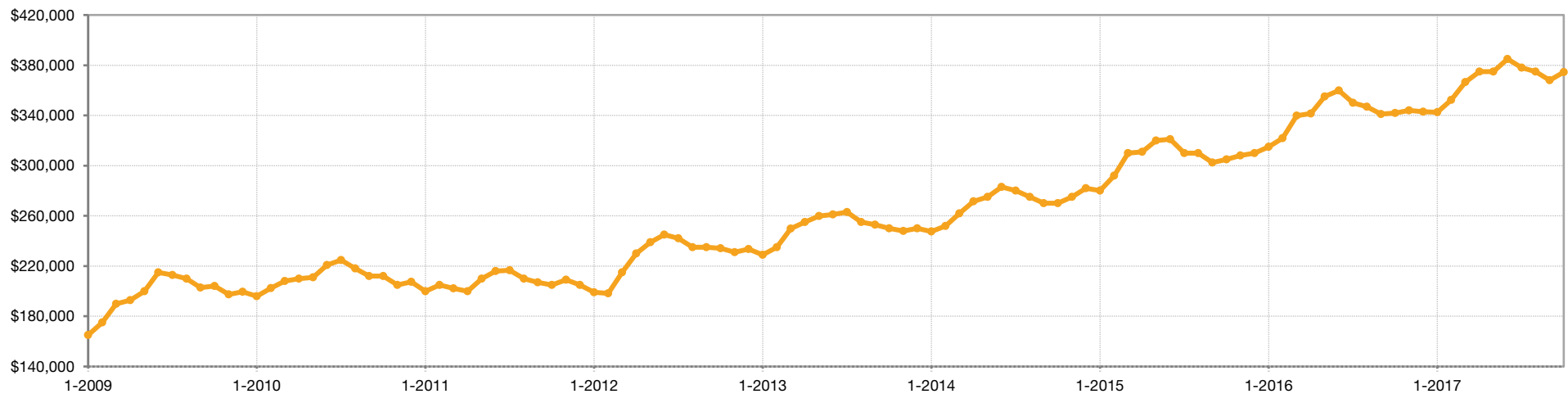
## October



## Year To Date (YTD)



## Historical Median Sold Price

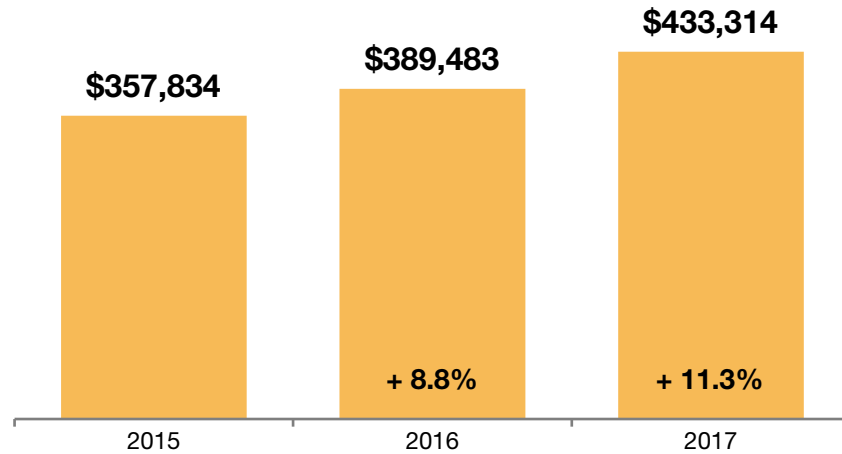




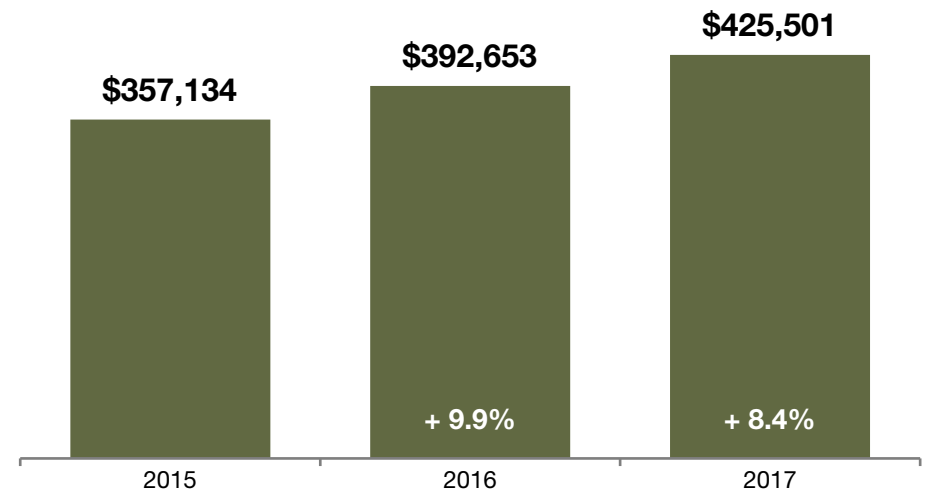
# Average Sold Price

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

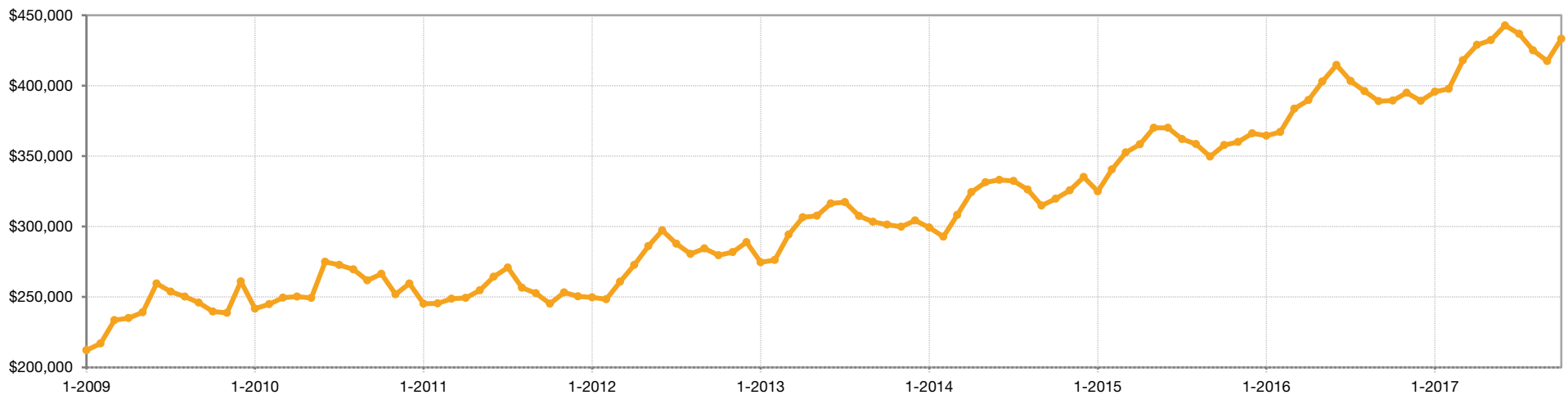
## October



## Year To Date (YTD)



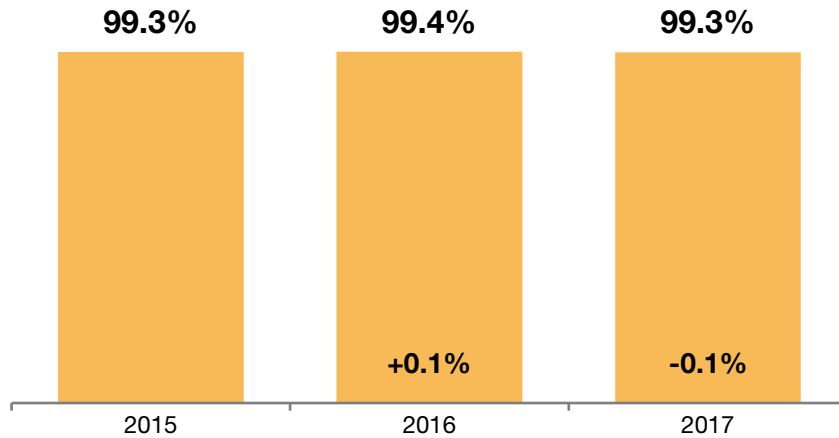
## Historical Average Sold Price



# 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.

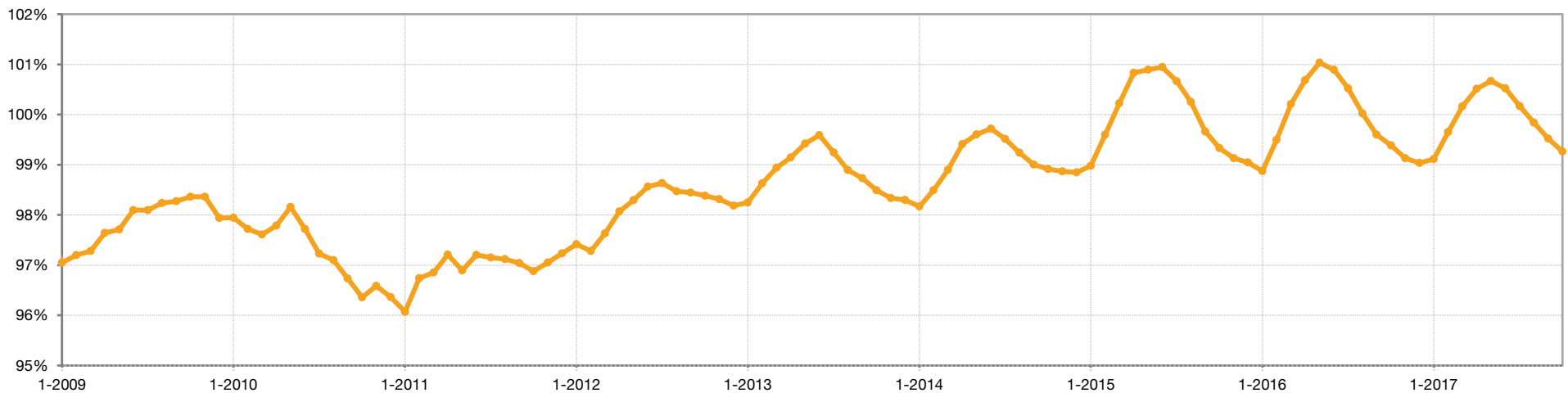
## October



## Year To Date (YTD)

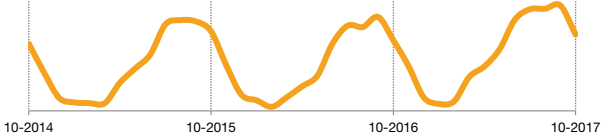
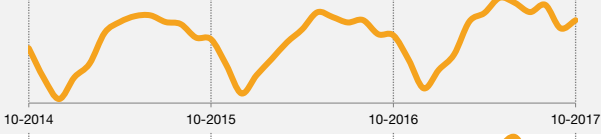
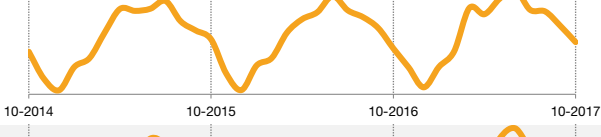
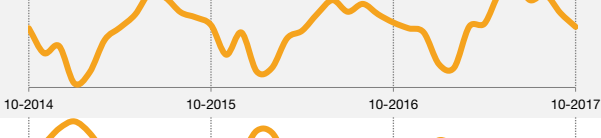
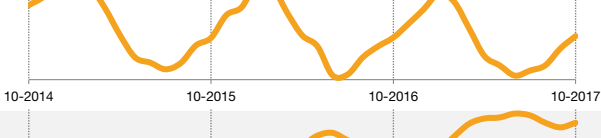
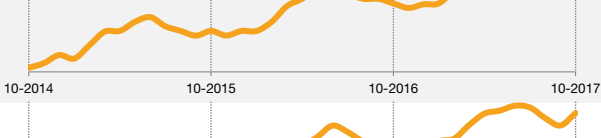
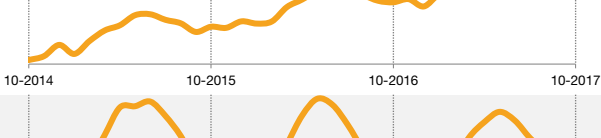



## Historical Percent of Sold Price to List Price



# Single Family Detached Market Overview

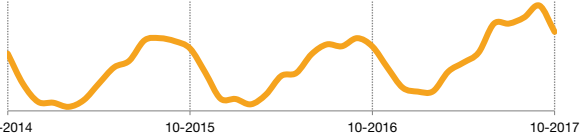
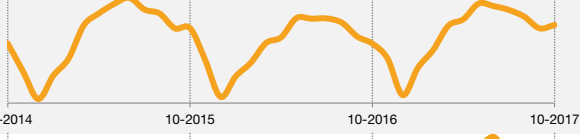
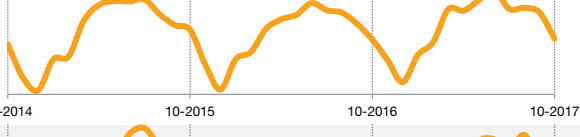
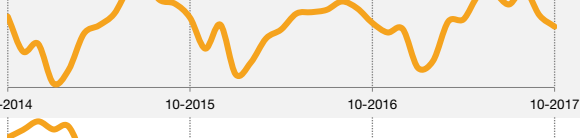
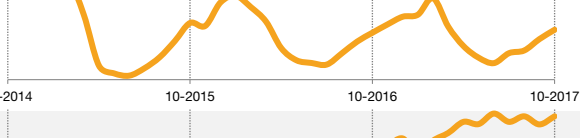
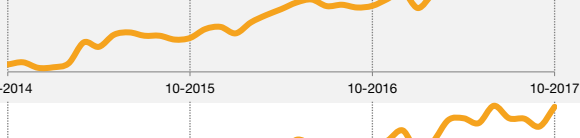
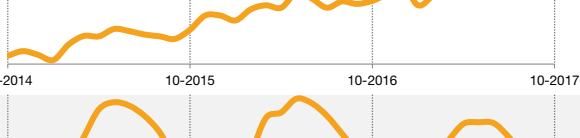

Key market metrics for the current month and year-to-date.

Key Metrics	Historical Sparklines	10-2016	10-2017	+ / -	Last Year YTD	This Year YTD	+ / -
Active Listings		6,578	<b>6,801</b>	+ 3.4%	--	--	--
Under Contract Listings		4,705	<b>5,212</b>	+ 10.8%	47,257	<b>51,372</b>	+ 8.7%
New Listings		3,880	<b>4,179</b>	+ 7.7%	48,150	<b>51,448</b>	+ 6.8%
Sold Listings		3,937	<b>3,802</b>	- 3.4%	37,827	<b>40,417</b>	+ 6.8%
Total Days on Market		31	<b>32</b>	+ 1.1%	30	<b>28</b>	- 6.6%
Median Sold Price*		\$370,000	<b>\$400,000</b>	+ 8.1%	\$374,900	<b>\$400,000</b>	+ 6.7%
Average Sold Price*		\$425,437	<b>\$471,080</b>	+ 10.7%	\$431,060	<b>\$465,163</b>	+ 7.9%
Percent of Sold Price to List Price*		99.2%	<b>99.1%</b>	- 0.1%	99.9%	<b>99.9%</b>	0.0%

\* 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.

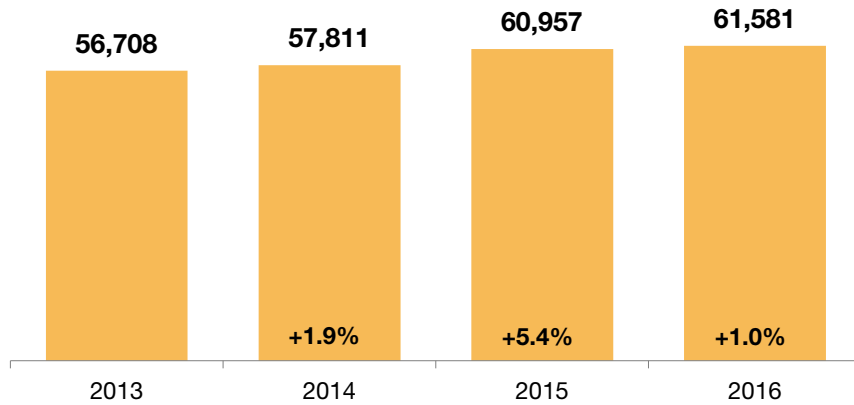
Key Metrics	Historical Sparklines	10-2016	10-2017	+ / -	Last Year YTD	This Year YTD	+ / -
Active Listings		1,600	<b>1,768</b>	+ 10.5%	--	--	--
Under Contract Listings		1,590	<b>1,805</b>	+ 13.5%	16,572	<b>18,018</b>	+ 8.7%
New Listings		1,437	<b>1,451</b>	+ 1.0%	16,381	<b>17,754</b>	+ 8.4%
Sold Listings		1,416	<b>1,377</b>	- 2.8%	13,698	<b>14,535</b>	+ 6.1%
Total Days on Market		23	<b>23</b>	+ 2.6%	21	<b>21</b>	+ 1.2%
Median Sold Price*		\$242,000	<b>\$275,000</b>	+ 13.6%	\$240,000	<b>\$266,000</b>	+ 10.8%
Average Sold Price*		\$289,517	<b>\$329,123</b>	+ 13.7%	\$286,581	<b>\$315,236</b>	+ 10.0%
Percent of Sold Price to List Price*		99.8%	<b>99.7%</b>	- 0.1%	100.8%	<b>100.4%</b>	- 0.4%

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

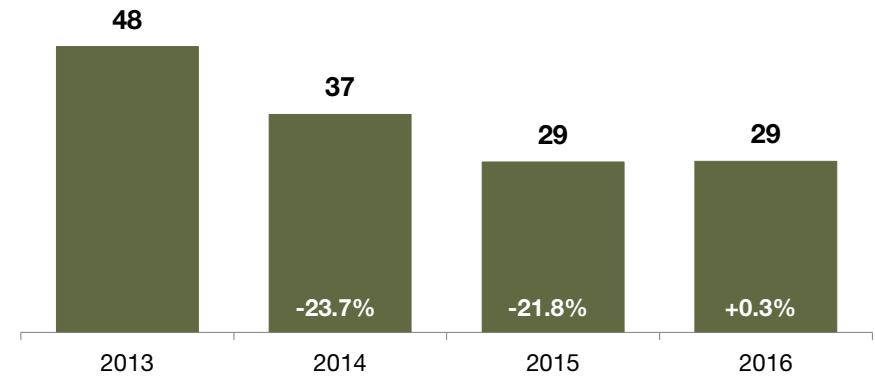
# Annual Review

Historical look at key market metrics for the overall region.

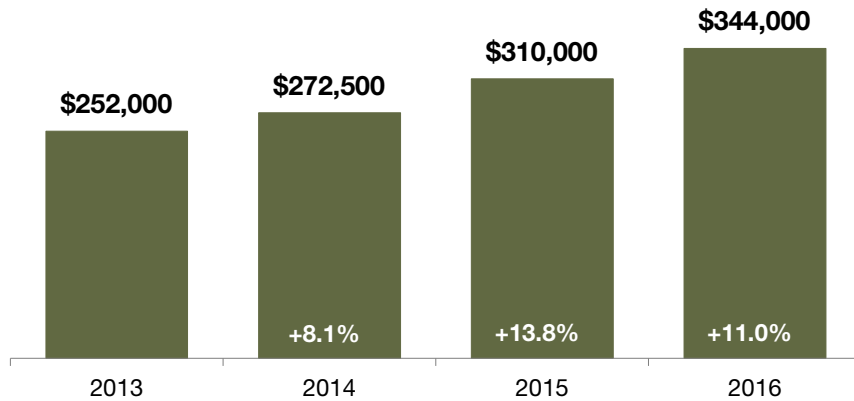
## Sold Listings



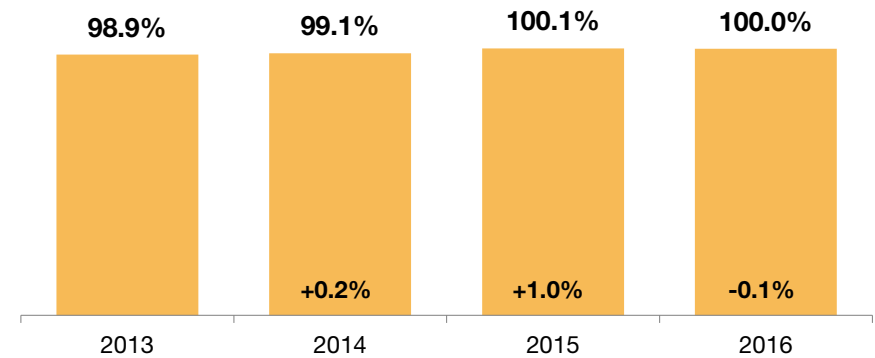
## Total Days on Market



## Median Sold Price\*



## Percent of Sold Price to List Price\*



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