

# Monthly Indicators



## December 2014

A RESEARCH TOOL PROVIDED BY RECOLORADO®  
RESIDENTIAL LISTINGS ONLY – SINGLE-FAMILY AND CONDO.

## Quick Facts

**+ 0.9%**

**+ 2.5%**

**+ 13.3%**

Change in  
**New Listings**

Change in  
**Sold Listings**

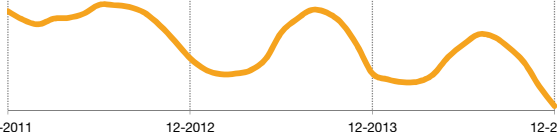
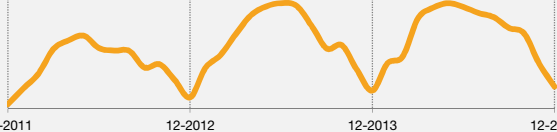
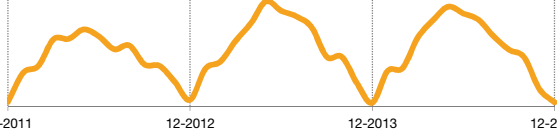
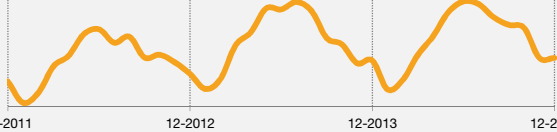
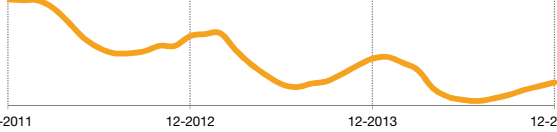
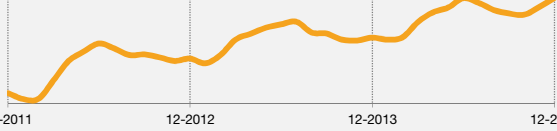
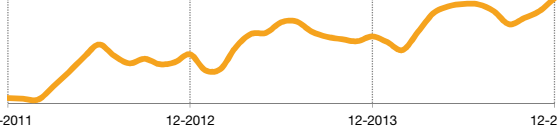
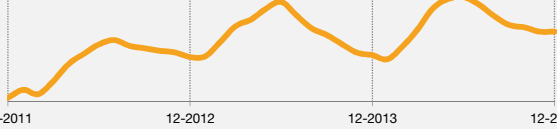
Change in  
**Median Sold Price**

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# Market Overview

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

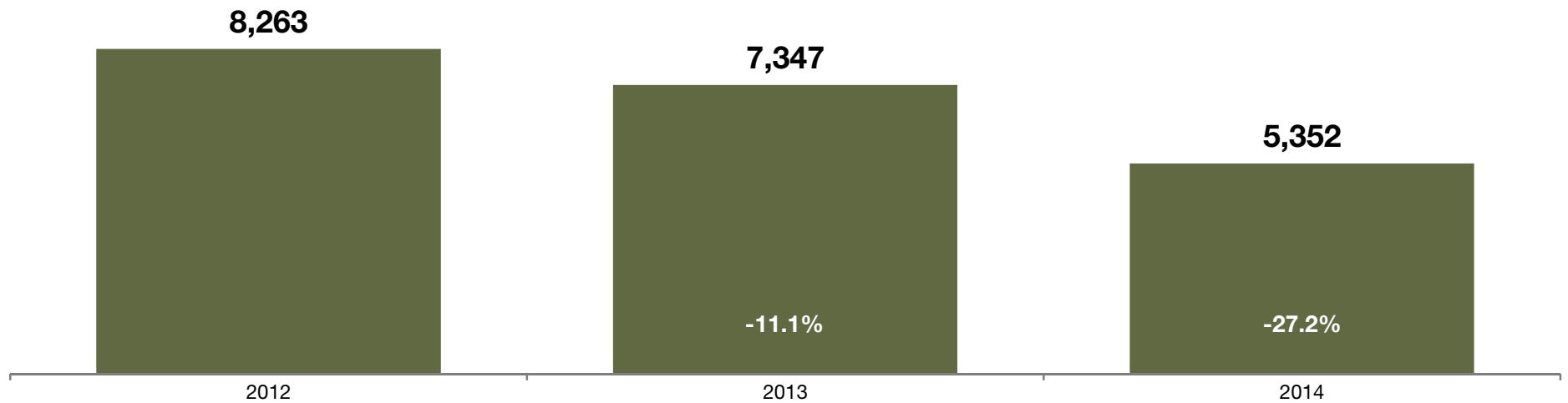
Key Metrics	Historical Sparklines	12-2013	12-2014	+ / -	Last Year YTD	This Year YTD	+ / -
<b>Active Listings</b>		7,347	<b>5,352</b>	- 27.2%	--	--	--
<b>Under Contract Listings</b>		3,334	<b>3,515</b>	+ 5.4%	67,508	<b>70,612</b>	+ 4.6%
<b>New Listings</b>		2,427	<b>2,450</b>	+ 0.9%	66,872	<b>65,714</b>	- 1.7%
<b>Sold Listings</b>		3,886	<b>3,983</b>	+ 2.5%	55,741	<b>56,407</b>	+ 1.2%
<b>Total Days on Market</b>		55	<b>39</b>	- 28.7%	48	<b>35</b>	- 26.8%
<b>Median Sold Price*</b>		\$251,700	<b>\$285,250</b>	+ 13.3%	\$254,000	<b>\$274,900</b>	+ 8.2%
<b>Average Sold Price*</b>		\$305,775	<b>\$339,636</b>	+ 11.1%	\$305,048	<b>\$324,282</b>	+ 6.3%
<b>Percent of Sold Price to List Price*</b>		98.3%	<b>98.9%</b>	+ 0.6%	99.0%	<b>99.2%</b>	+ 0.2%

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

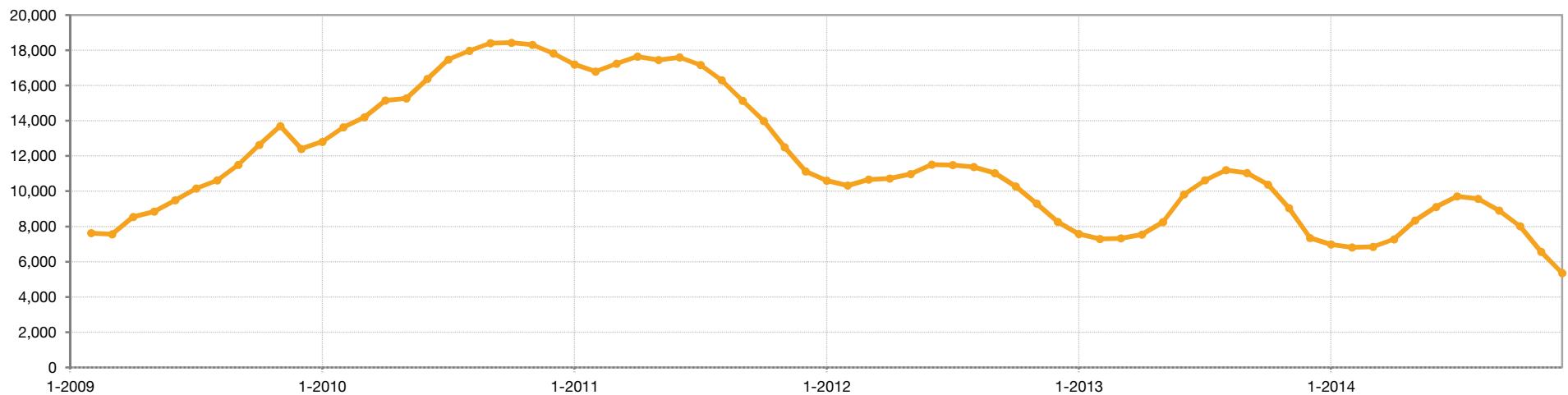
# Active Listings

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

## December



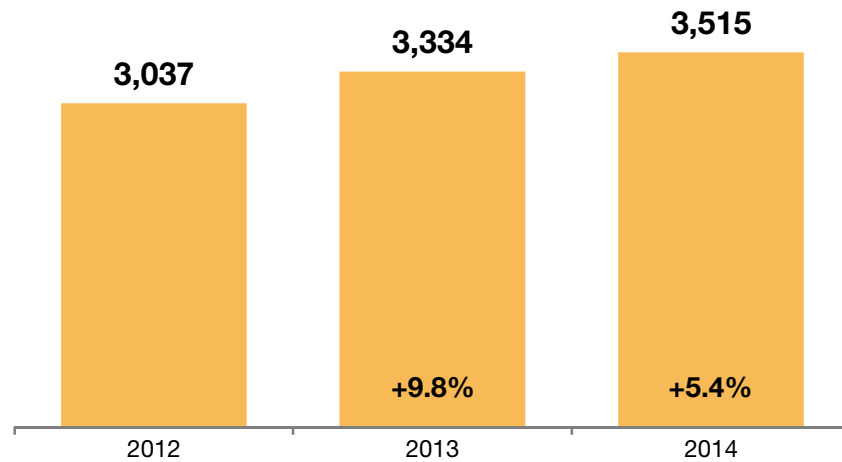
## Historical Active Listing Count



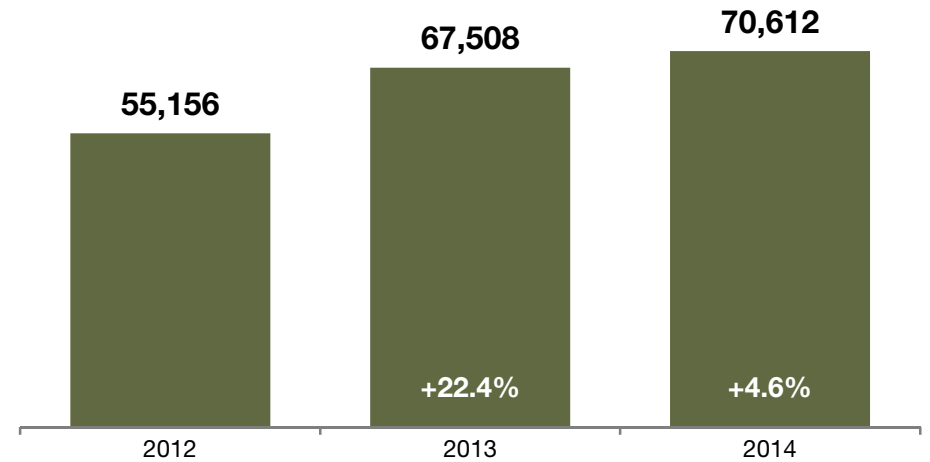
# Under Contract Listings

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

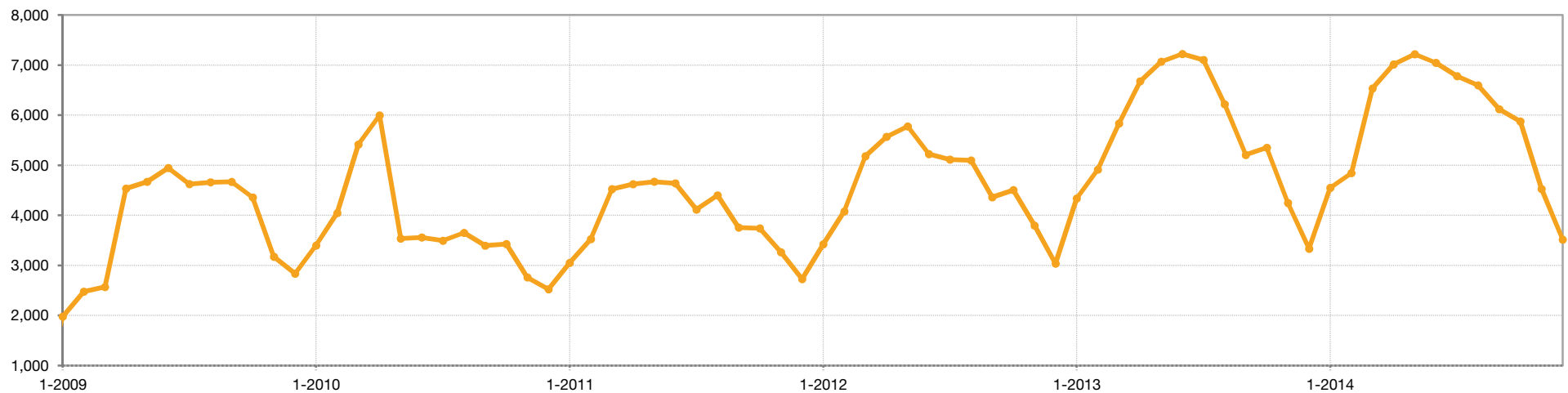
## December



## Year To Date (YTD)



## Historical Under Contract Count

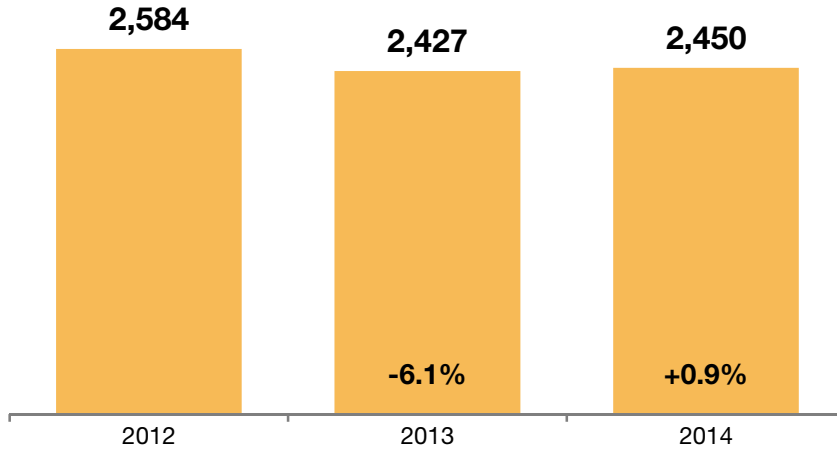


Note: The method used to calculate the "Under Contract" metric was updated in August 2012 so comparisons to previously reported figures may differ.

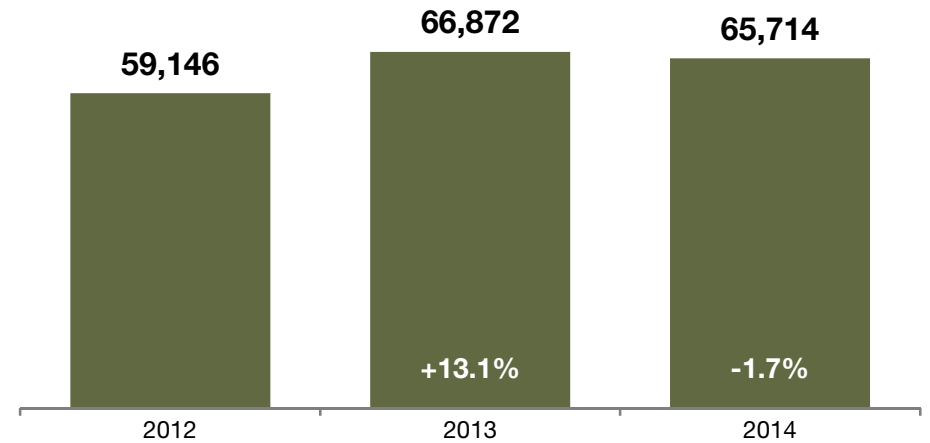
# New Listings

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

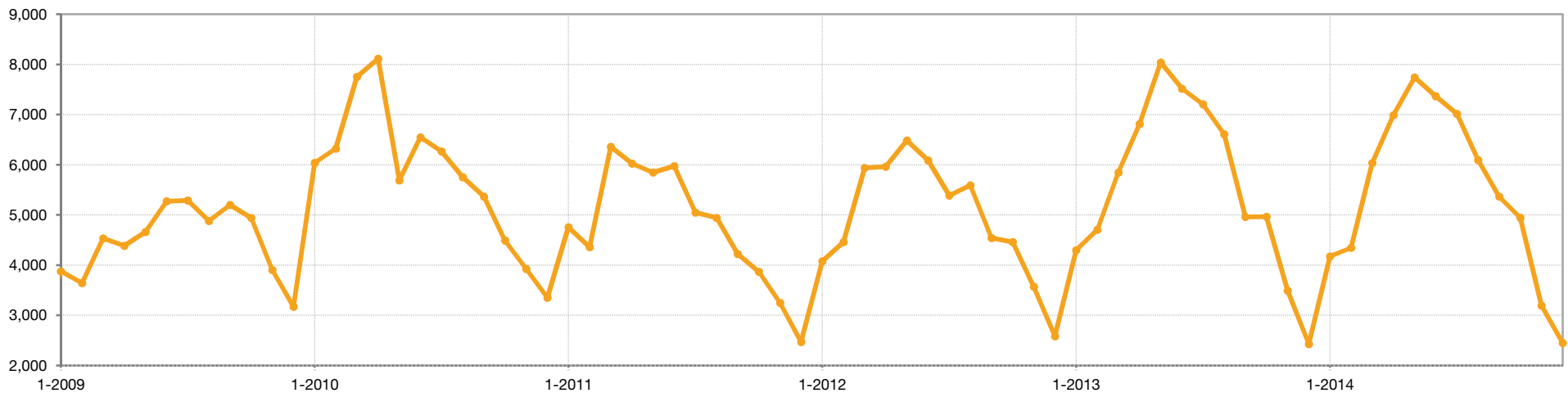
## December



## Year To Date (YTD)



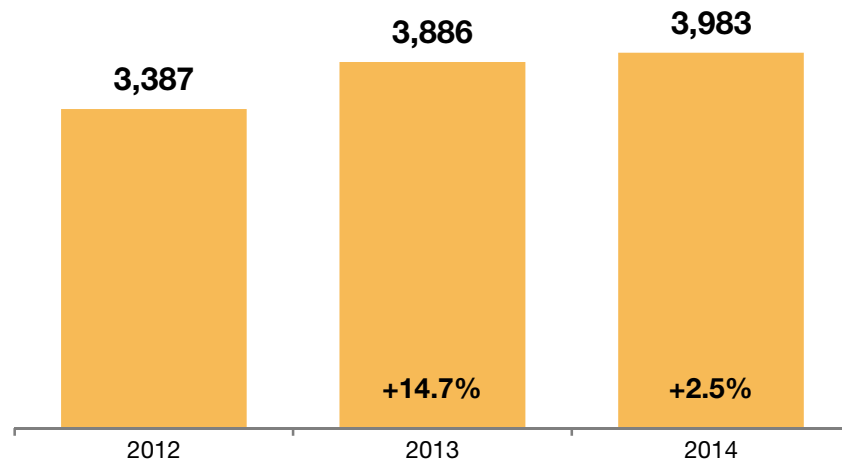
## Historical New Listing Activity



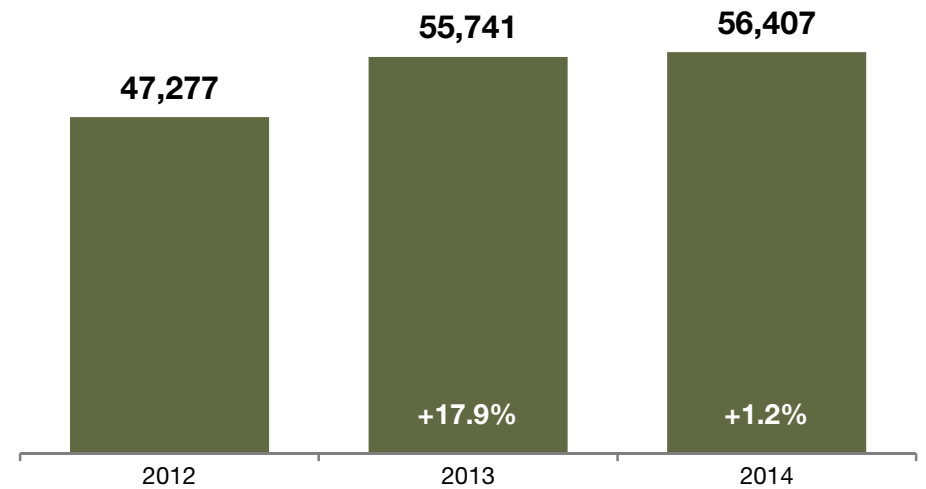
# Sold Listings

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

## December



## Year To Date (YTD)



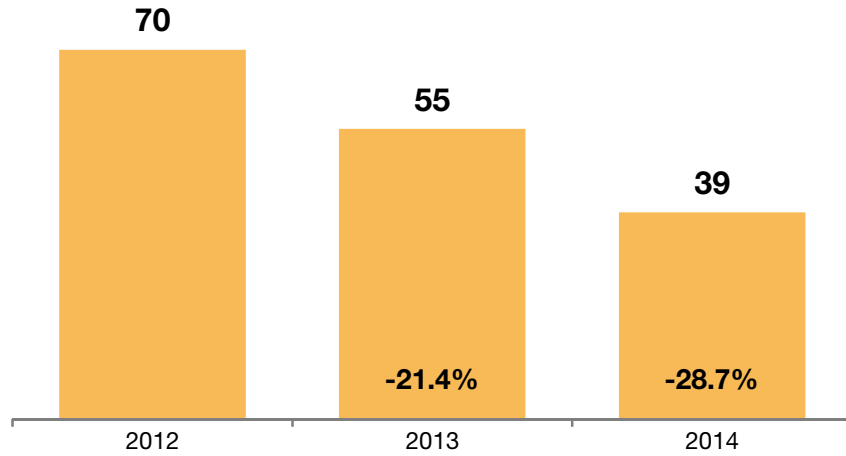
## Historical Sold Listing Activity



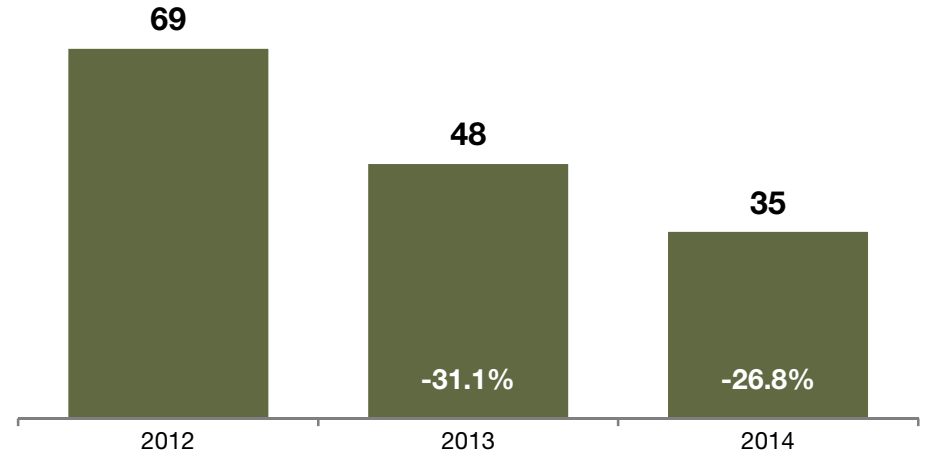
# Total Days on Market

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

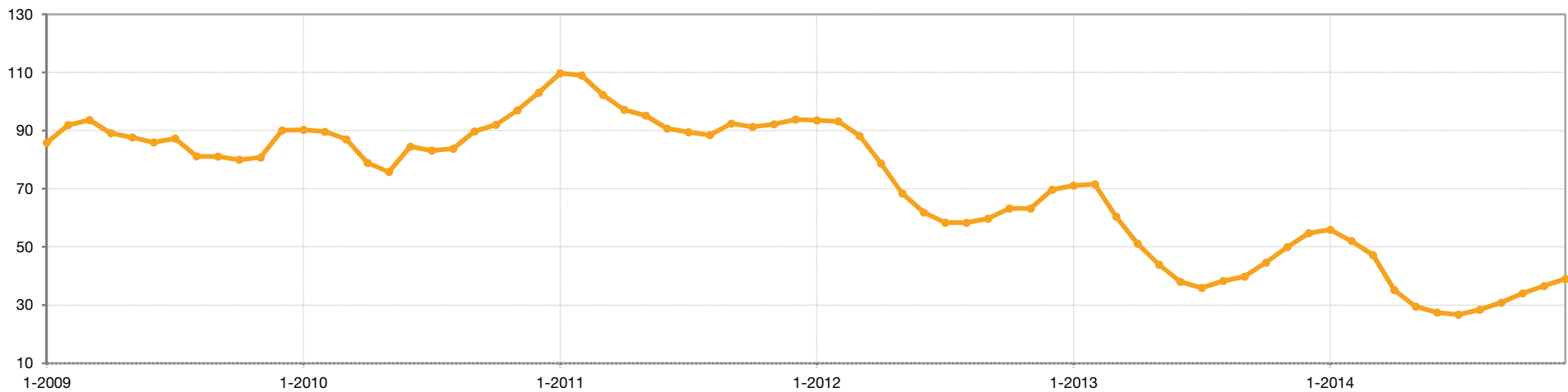
## December



## Year To Date (YTD)



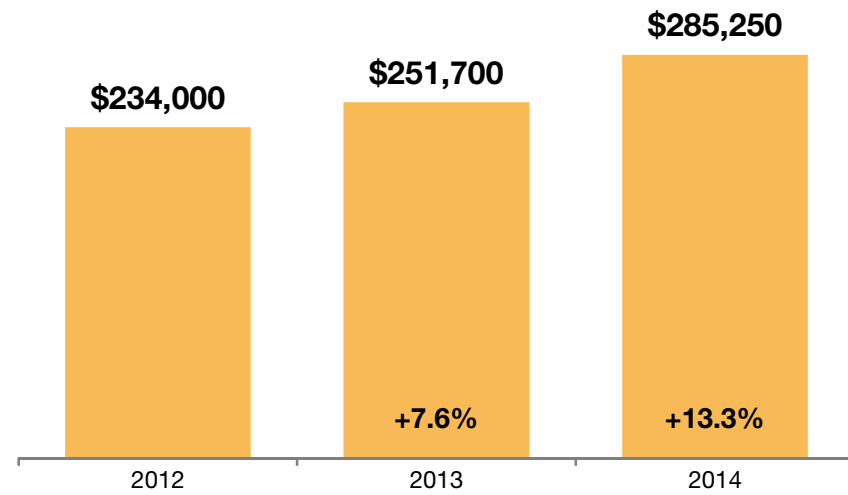
## Historical Total Days on Market



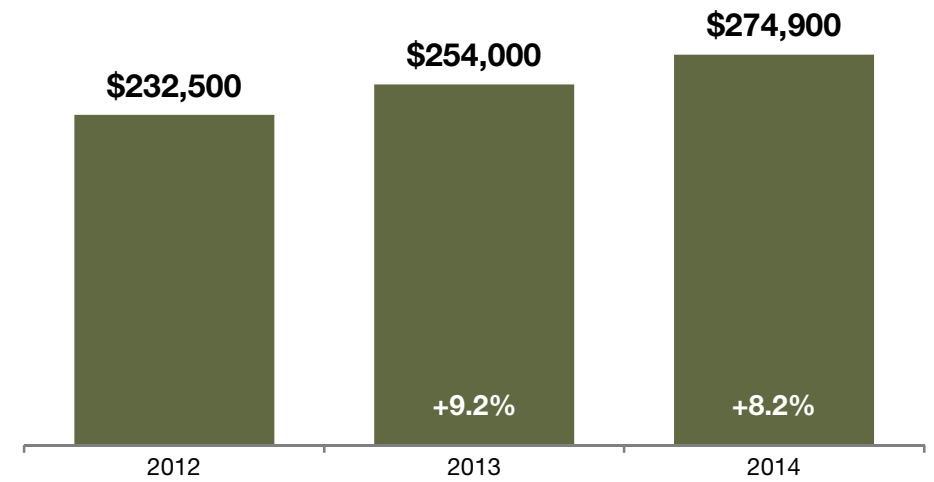
# Median Sold Price

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

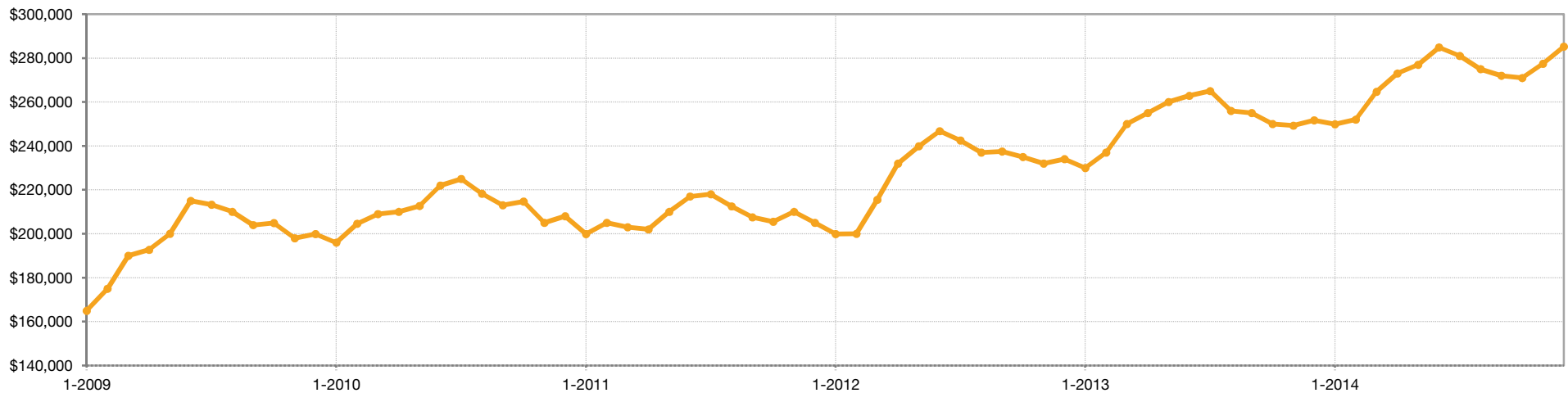
## December



## Year To Date (YTD)



## Historical Median Sold Price

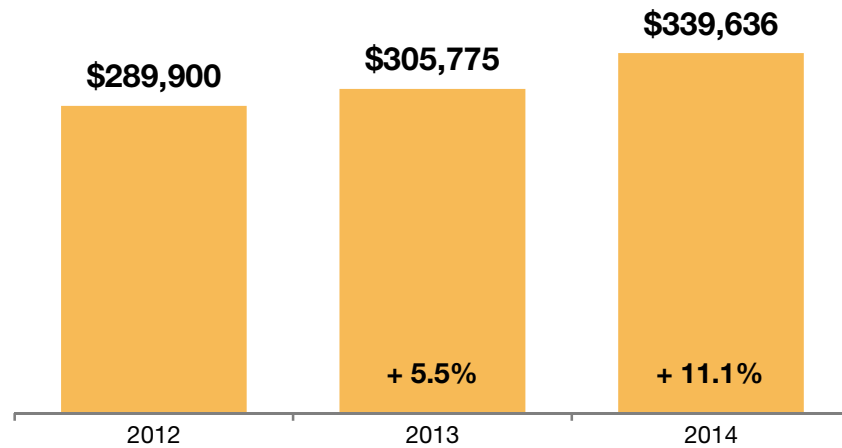




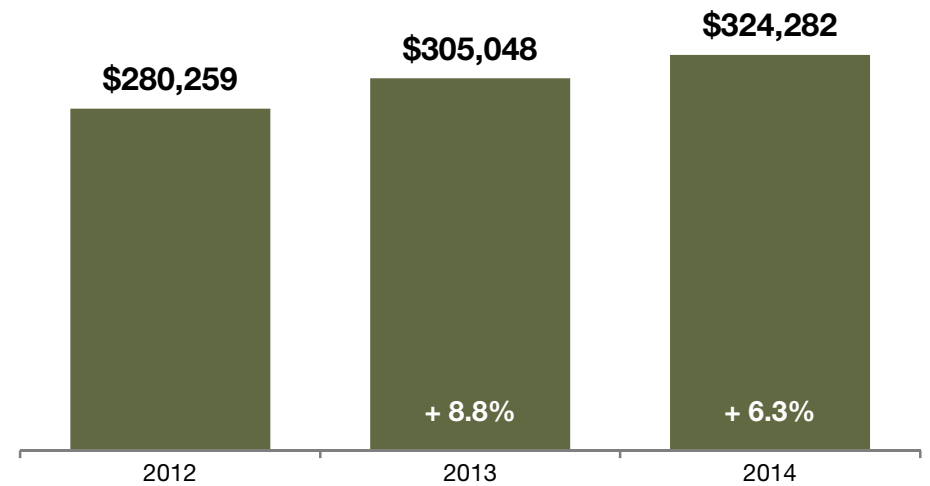
# Average Sold Price

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

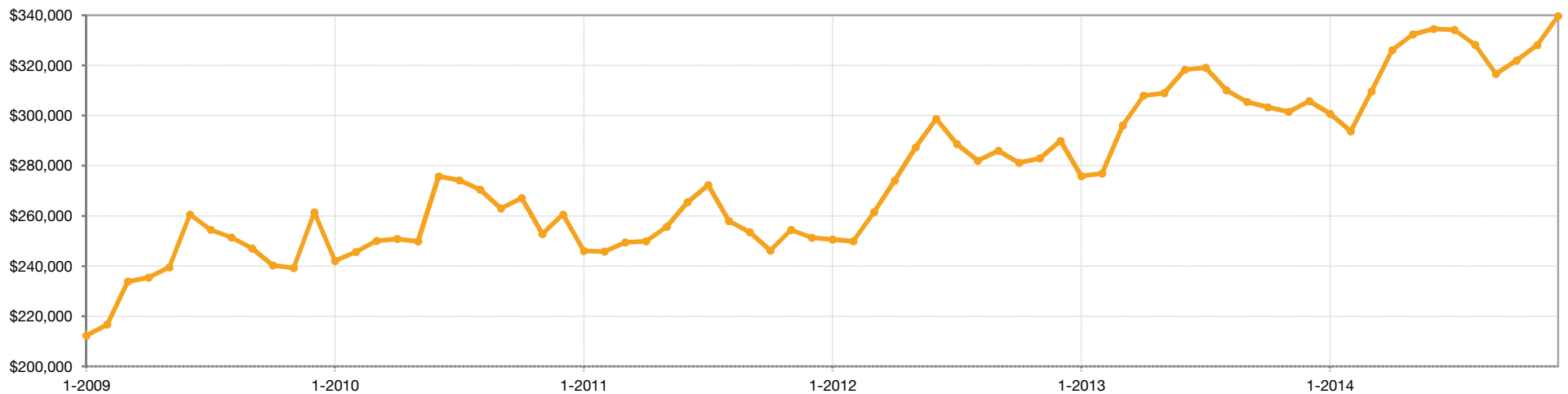
## December



## Year To Date (YTD)



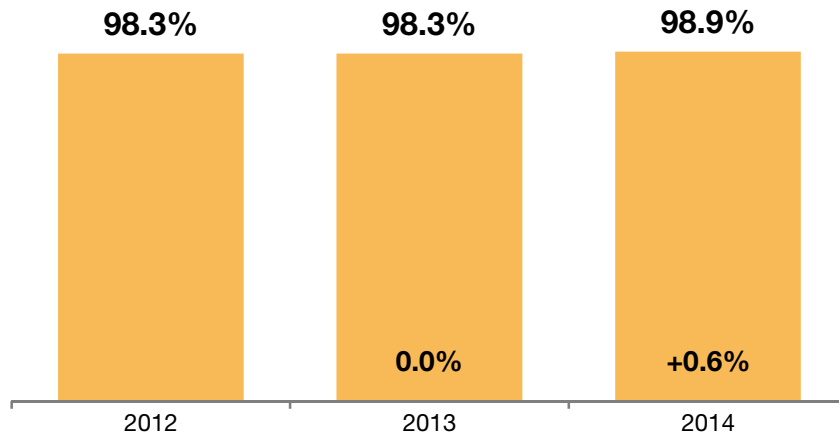
## Historical Average Sold Price



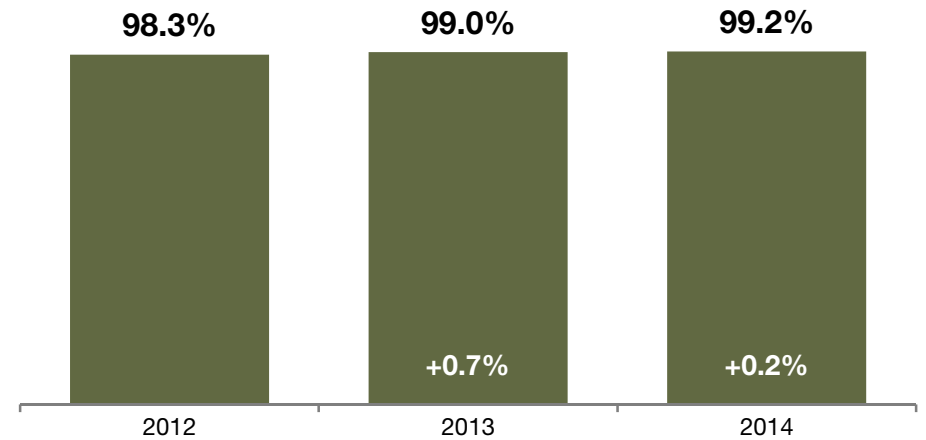
# Percent of Sold Price to List Price

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

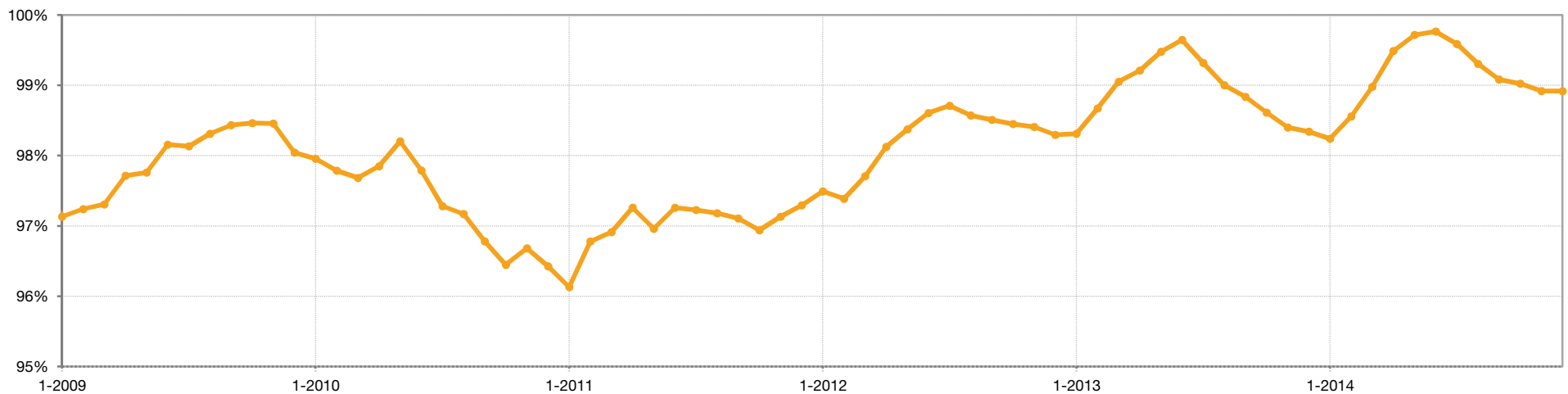
## December



## Year To Date (YTD)



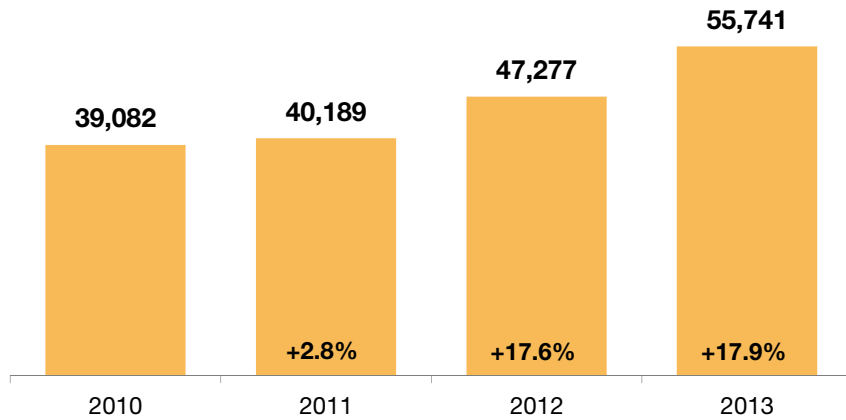
## Historical Percent of Sold Price to List Price



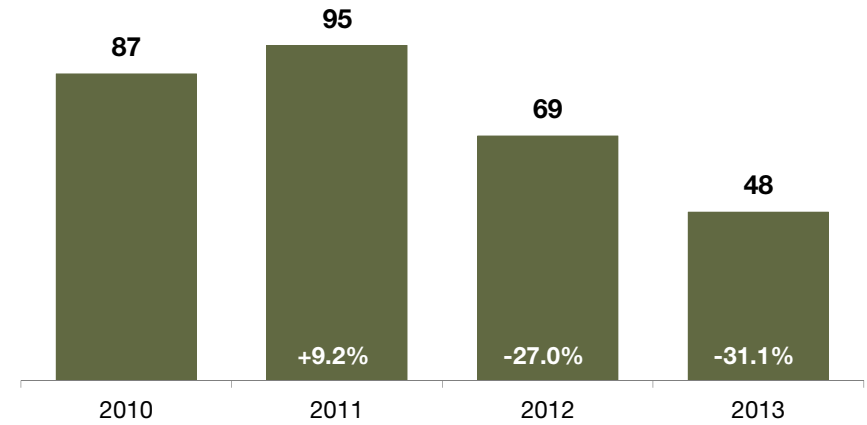
# Annual Review

Historical look at key market metrics for the overall region.

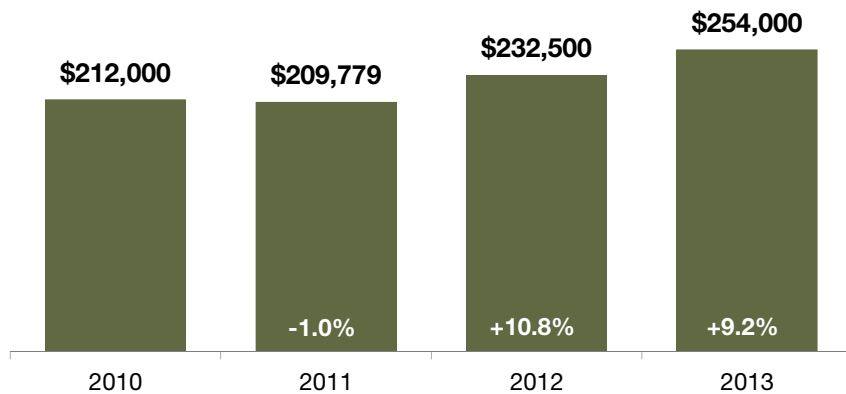
## Sold Listings



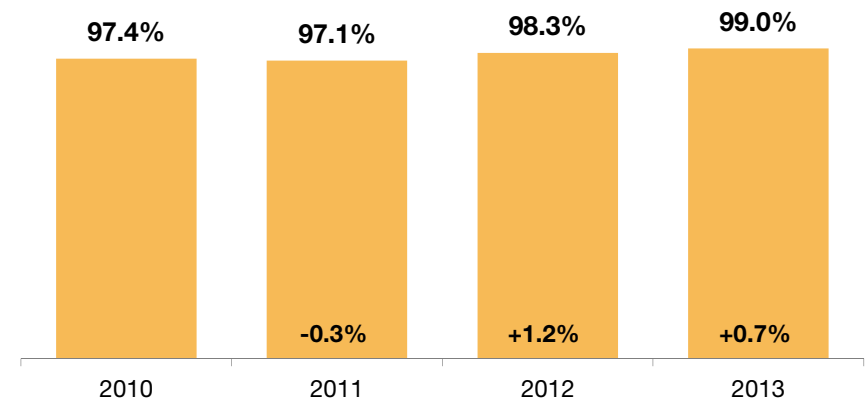
## Total Days on Market



## Median Sold Price\*



## Percent of Sold Price to List Price\*



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