

Monthly Indicators

Residential real estate activity in Arapahoe, Douglas, Jefferson and Denver Counties, comprised of single-family properties, townhomes and condominiums.



August 2021

Percent changes calculated using year-over-year comparisons and rounded figures.

New Listings were down 6.2 percent for single family homes and 6.6 percent for townhouse-condo properties. Under Contracts decreased 5.6 percent for single family homes and 3.1 percent for townhouse-condo properties.

The Median Sales Price was up 16.3 percent to \$605,000 for single family homes and 15.0 percent to \$375,000 for townhouse-condo properties. Days on Market decreased 54.5 percent for single family homes and 44.0 percent for townhouse-condo properties.

In new construction, home builders continue to struggle to meet buyer demand, as housing starts nationwide dropped 7% last month, according to the Commerce Department. Single-family home construction declined 4.5%, and multi-family home construction, which includes condos and apartment buildings, was also down, falling by 13%. Labor shortages, rising material costs, and supply-chain setbacks continue to challenge builders, with some projects temporarily paused due to availability and cost of materials.

Activity Snapshot

- 51.6% **- 7.0%** **+ 16.8%**

One-Year Change in Active Listings All Properties	One-Year Change in Sold Listings All Properties	One-Year Change in Median Sales Price All Properties
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Single Family Market Overview



Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

Key Metrics	Historical Sparkbars	8-2020	8-2021	Percent Change	YTD 2020	YTD 2021	Percent Change
Active Listings		3,125	1,720	- 45.0%	--	--	--
Under Contract		3,585	3,386	- 5.6%	22,467	23,450	+ 4.4%
New Listings		3,357	3,148	- 6.2%	24,803	25,302	+ 2.0%
Sold Listings		3,399	3,081	- 9.4%	20,333	21,713	+ 6.8%
Days on Market		22	10	- 54.5%	26	11	- 57.7%
Median Sales Price		\$520,000	\$605,000	+ 16.3%	\$500,000	\$600,000	+ 20.0%
Avg. Sales Price		\$616,744	\$717,855	+ 16.4%	\$586,189	\$720,946	+ 23.0%
Pct. of List Price Received		100.4%	102.8%	+ 2.4%	99.9%	104.5%	+ 4.6%
Affordability Index		81	69	- 14.8%	85	69	- 18.8%

Townhouse-Condo Market Overview



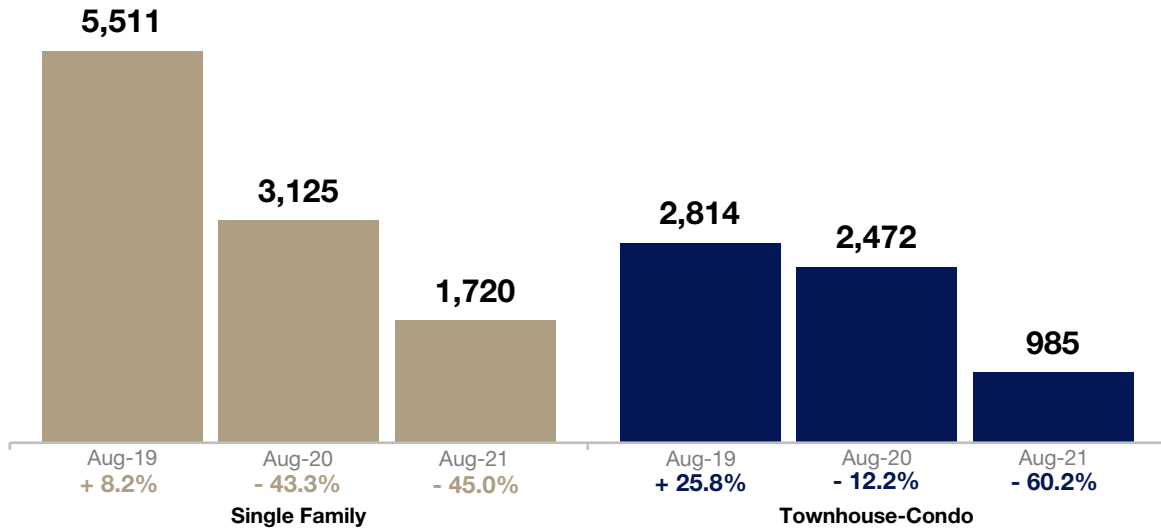
Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

Key Metrics	Historical Sparkbars	8-2020	8-2021	Percent Change	YTD 2020	YTD 2021	Percent Change
Active Listings		2,472	985	- 60.2%	--	--	--
Under Contract		1,597	1,547	- 3.1%	10,298	11,613	+ 12.8%
New Listings		1,656	1,547	- 6.6%	12,431	12,089	- 2.8%
Sold Listings		1,486	1,460	- 1.7%	9,365	11,069	+ 18.2%
Days on Market		25	14	- 44.0%	31	21	- 32.3%
Median Sales Price		\$326,001	\$375,000	+ 15.0%	\$325,000	\$370,000	+ 13.8%
Avg. Sales Price		\$384,966	\$445,983	+ 15.8%	\$380,859	\$436,010	+ 14.5%
Pct. of List Price Received		99.6%	101.9%	+ 2.3%	99.4%	102.3%	+ 2.9%
Affordability Index		130	111	- 14.6%	130	112	- 13.8%

Inventory of Active Listings

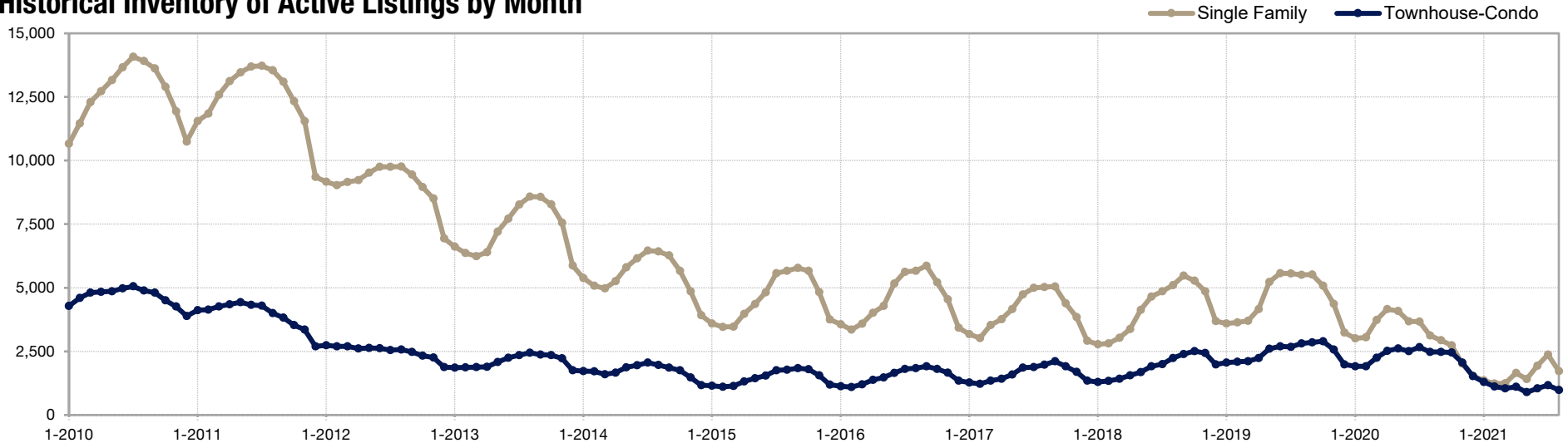


August



Inventory of Active Listings	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	2,933	-46.8%	2,480	-13.0%
Oct-2020	2,735	-46.1%	2,454	-15.3%
Nov-2020	2,019	-53.8%	2,058	-20.0%
Dec-2020	1,531	-52.7%	1,529	-23.0%
Jan-2021	1,359	-54.9%	1,295	-32.1%
Feb-2021	1,234	-59.5%	1,119	-41.6%
Mar-2021	1,242	-66.7%	1,045	-53.5%
Apr-2021	1,652	-60.2%	1,105	-56.0%
May-2021	1,407	-65.6%	892	-65.8%
Jun-2021	1,935	-47.4%	1,039	-58.6%
Jul-2021	2,367	-35.5%	1,164	-56.3%
Aug-2021	1,720	-45.0%	985	-60.2%

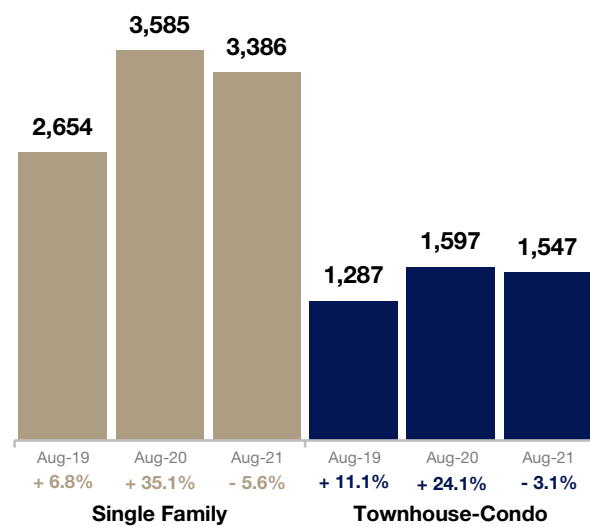
Historical Inventory of Active Listings by Month



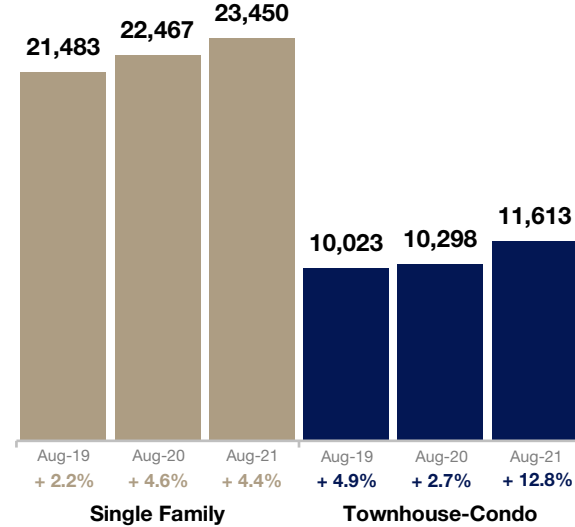
Under Contract



August

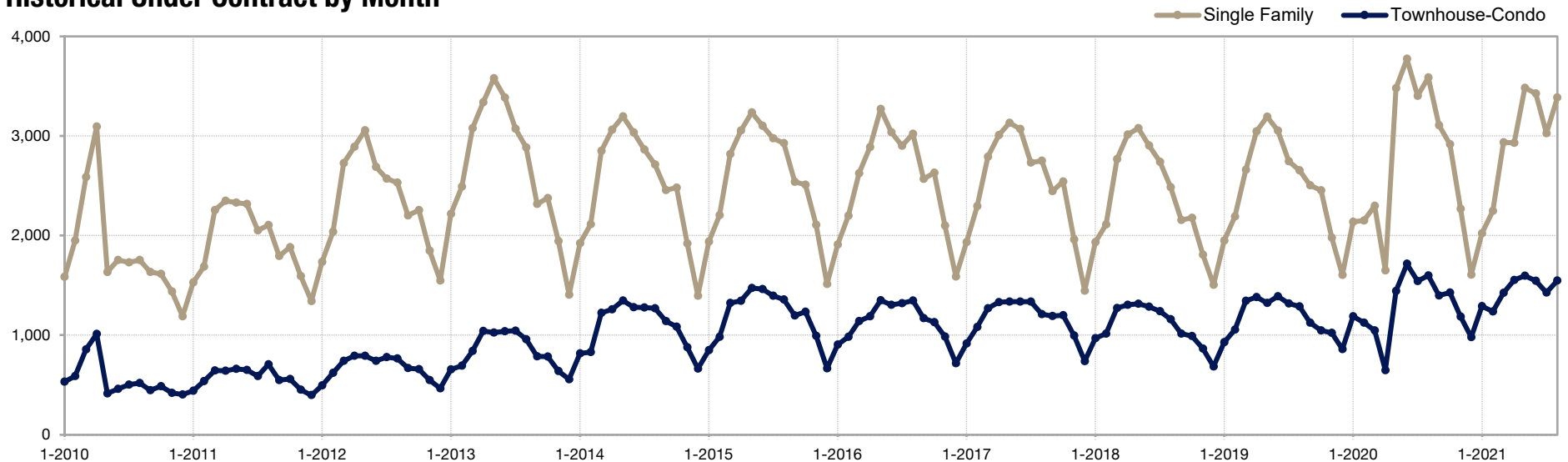


Year to Date



Under Contract	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	3,106	+24.0%	1,398	+24.4%
Oct-2020	2,917	+18.9%	1,426	+36.3%
Nov-2020	2,268	+14.6%	1,184	+16.0%
Dec-2020	1,605	+0.2%	980	+14.2%
Jan-2021	2,020	-5.4%	1,290	+8.6%
Feb-2021	2,247	+4.5%	1,235	+10.0%
Mar-2021	2,935	+27.8%	1,423	+36.0%
Apr-2021	2,929	+77.5%	1,552	+140.2%
May-2021	3,481	+0.1%	1,595	+10.6%
Jun-2021	3,426	-9.2%	1,545	-9.9%
Jul-2021	3,026	-11.0%	1,426	-7.5%
Aug-2021	3,386	-5.6%	1,547	-3.1%

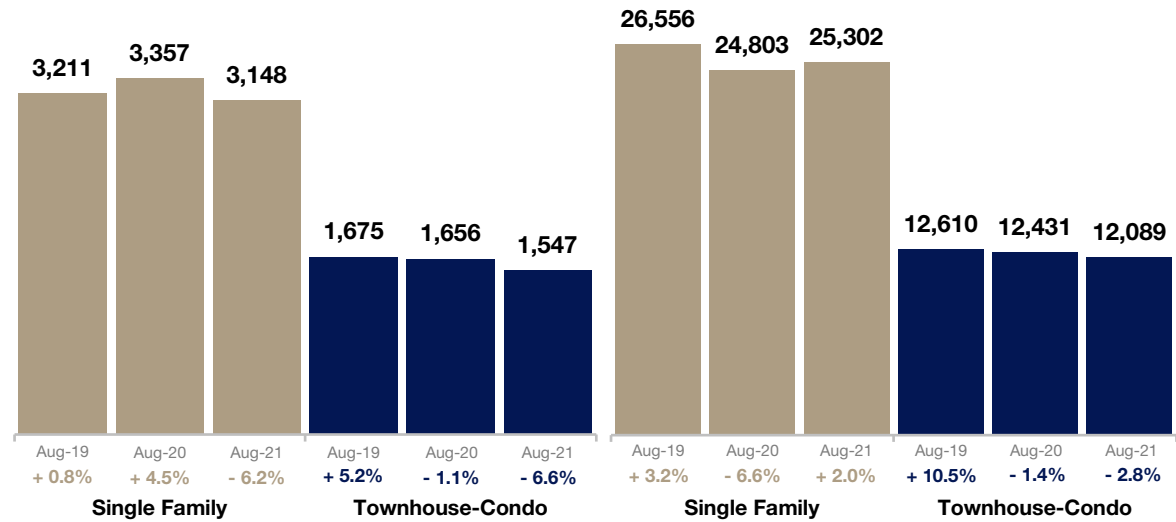
Historical Under Contract by Month



New Listings

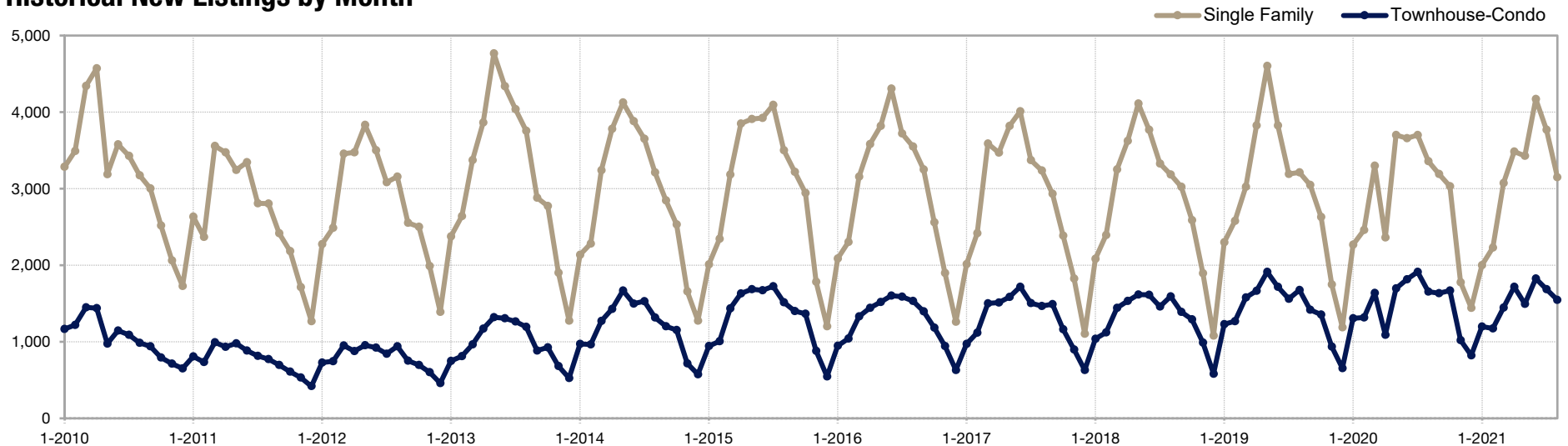


August



New Listings	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	3,193	+4.7%	1,632	+15.1%
Oct-2020	3,030	+15.1%	1,670	+23.2%
Nov-2020	1,777	+1.6%	1,019	+8.6%
Dec-2020	1,442	+21.3%	823	+25.6%
Jan-2021	1,998	-11.9%	1,198	-8.3%
Feb-2021	2,228	-9.4%	1,175	-10.8%
Mar-2021	3,074	-6.8%	1,447	-11.6%
Apr-2021	3,485	+47.5%	1,719	+57.9%
May-2021	3,427	-7.4%	1,493	-12.0%
Jun-2021	4,172	+14.0%	1,825	+0.5%
Jul-2021	3,770	+1.9%	1,685	-11.9%
Aug-2021	3,148	-6.2%	1,547	-6.6%

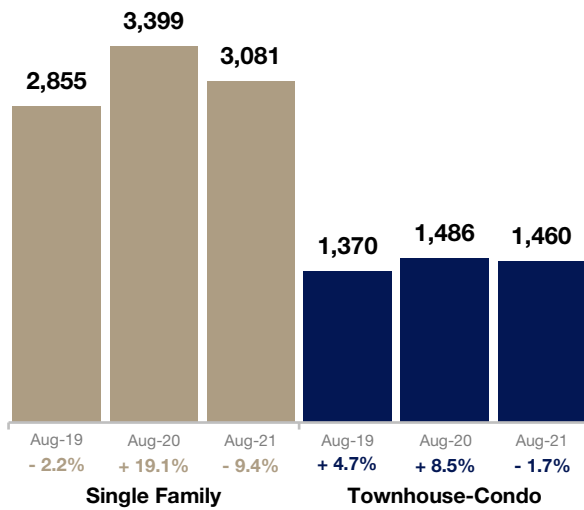
Historical New Listings by Month



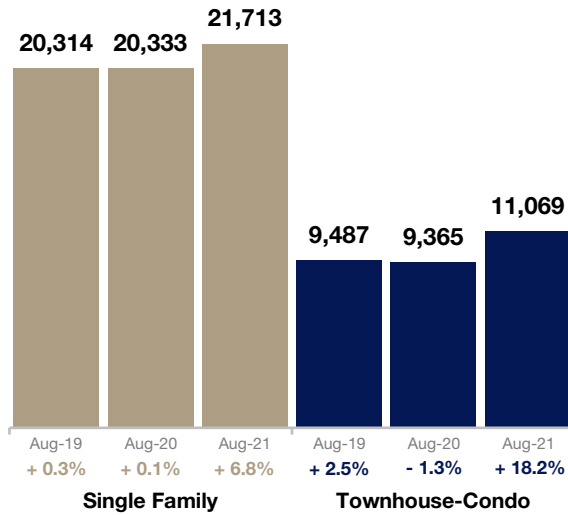
Sold Listings



August

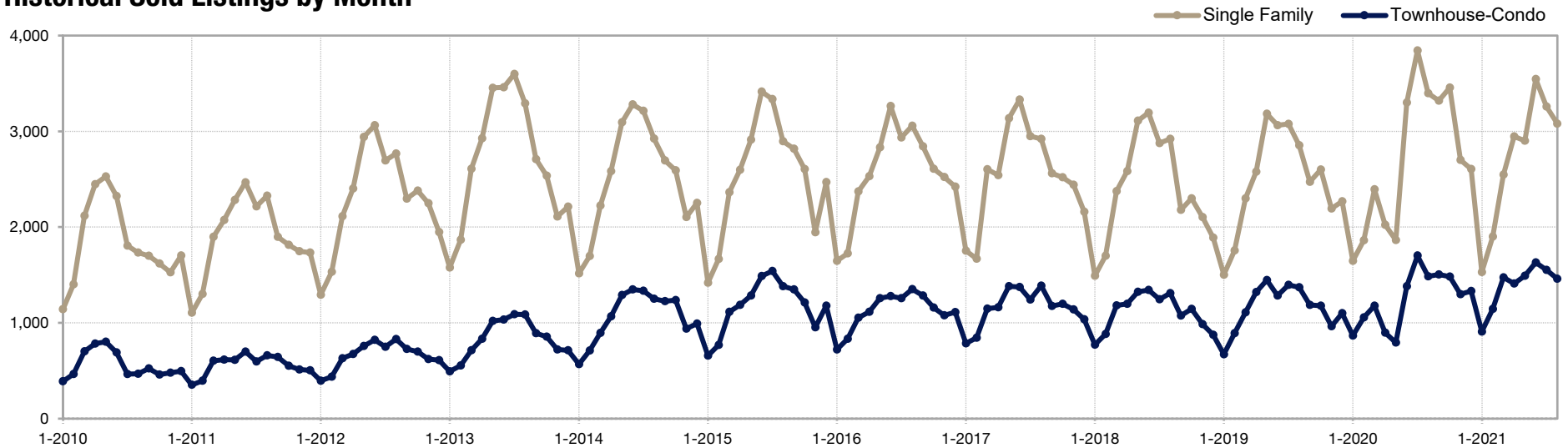


Year to Date



Sold Listings	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	3,320	+34.4%	1,504	+26.7%
Oct-2020	3,457	+32.9%	1,483	+25.9%
Nov-2020	2,701	+23.1%	1,300	+34.7%
Dec-2020	2,605	+14.8%	1,333	+21.2%
Jan-2021	1,530	-7.2%	907	+4.6%
Feb-2021	1,900	+2.0%	1,146	+8.4%
Mar-2021	2,548	+6.5%	1,475	+25.0%
Apr-2021	2,946	+45.6%	1,410	+57.4%
May-2021	2,903	+55.7%	1,491	+87.8%
Jun-2021	3,547	+7.5%	1,629	+17.8%
Jul-2021	3,258	-15.2%	1,551	-8.9%
Aug-2021	3,081	-9.4%	1,460	-1.7%

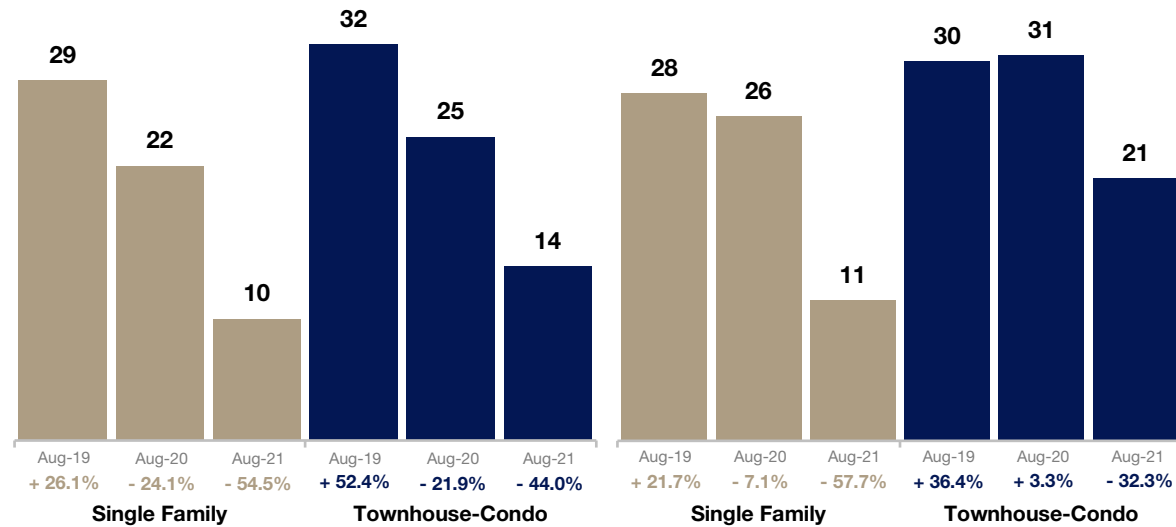
Historical Sold Listings by Month



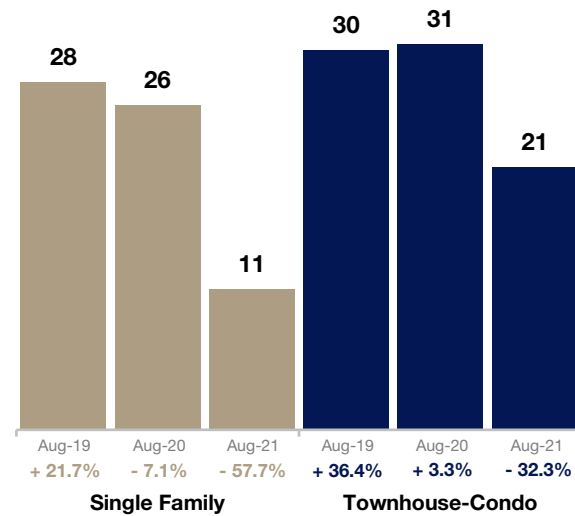
Days on Market Until Sale



August

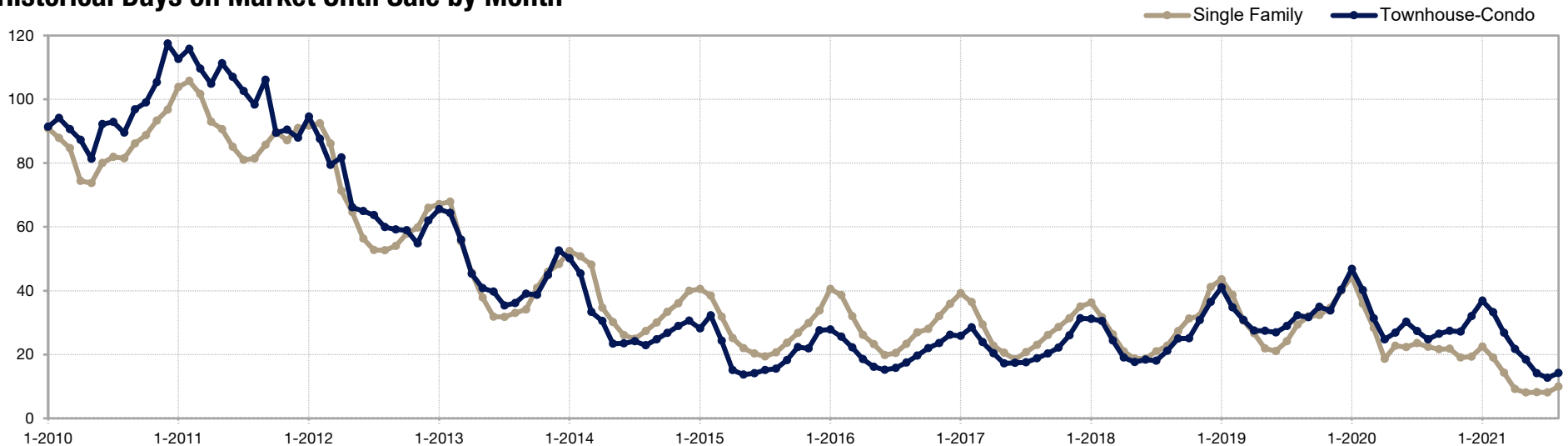


Year to Date



Days on Market Until Sale	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	22	-31.3%	26	-18.8%
Oct-2020	22	-31.3%	27	-22.9%
Nov-2020	19	-45.7%	27	-20.6%
Dec-2020	19	-52.5%	32	-20.0%
Jan-2021	23	-47.7%	37	-21.3%
Feb-2021	19	-47.2%	33	-17.5%
Mar-2021	14	-50.0%	27	-12.9%
Apr-2021	9	-52.6%	22	-12.0%
May-2021	8	-65.2%	18	-33.3%
Jun-2021	8	-63.6%	14	-53.3%
Jul-2021	8	-66.7%	13	-51.9%
Aug-2021	10	-54.5%	14	-44.0%

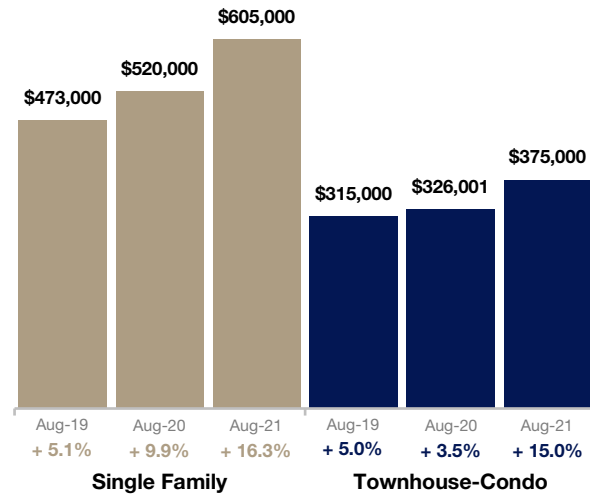
Historical Days on Market Until Sale by Month



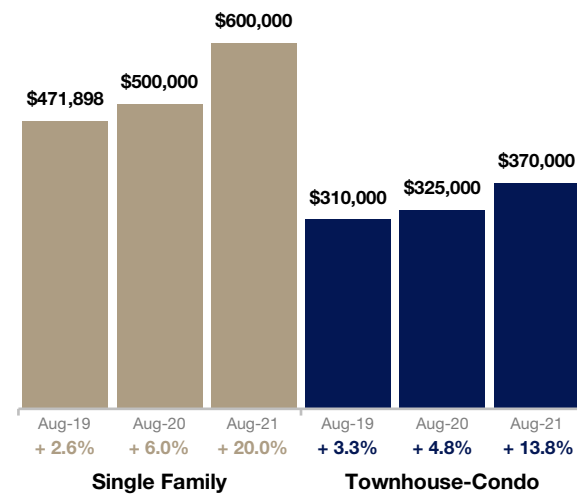
Median Sales Price



August

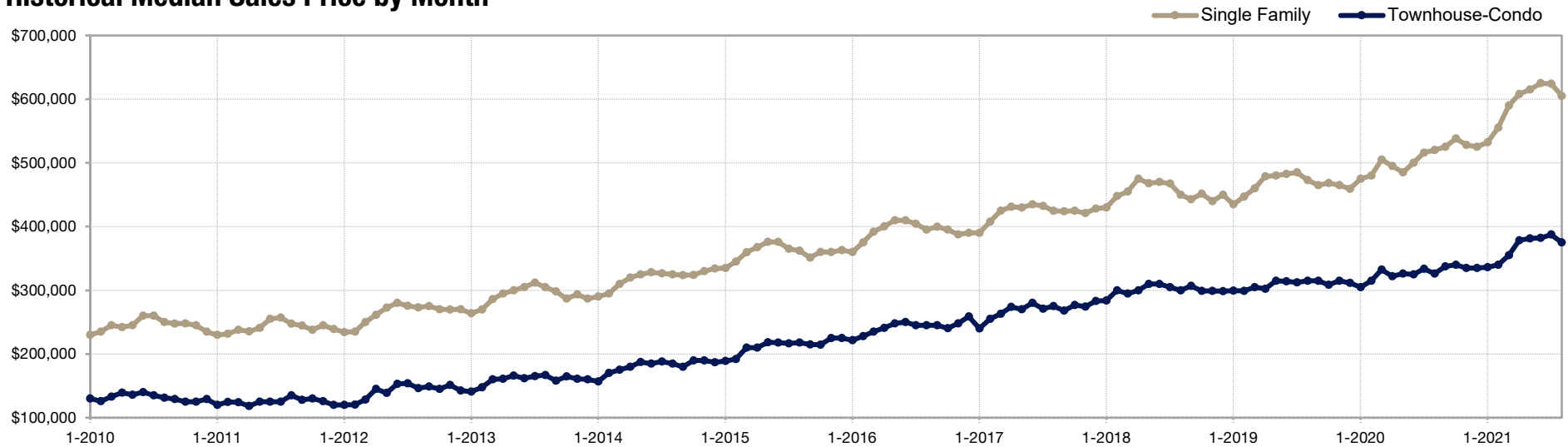


Year to Date



Median Sales Price	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	\$525,000	+12.9%	\$337,367	+7.1%
Oct-2020	\$538,000	+14.9%	\$339,900	+10.2%
Nov-2020	\$528,000	+13.5%	\$335,000	+6.3%
Dec-2020	\$525,000	+14.3%	\$335,000	+7.6%
Jan-2021	\$532,250	+12.1%	\$336,000	+10.2%
Feb-2021	\$555,250	+15.7%	\$340,000	+7.9%
Mar-2021	\$590,000	+16.8%	\$355,000	+6.8%
Apr-2021	\$607,850	+22.8%	\$378,533	+17.6%
May-2021	\$615,000	+26.8%	\$381,279	+16.9%
Jun-2021	\$625,000	+25.0%	\$382,000	+17.5%
Jul-2021	\$624,500	+21.0%	\$387,500	+16.1%
Aug-2021	\$605,000	+16.3%	\$375,000	+15.0%

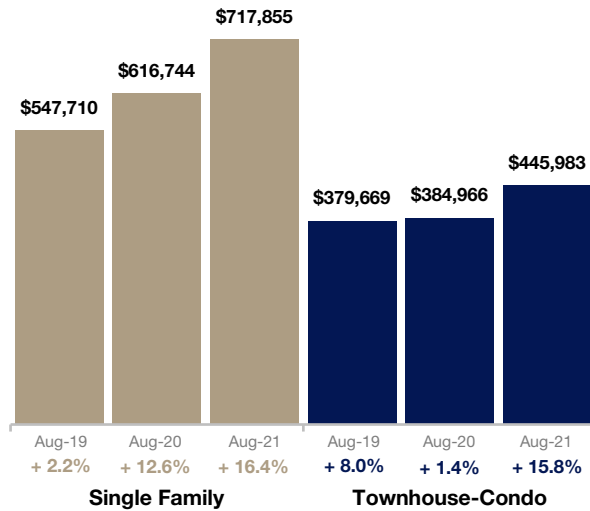
Historical Median Sales Price by Month



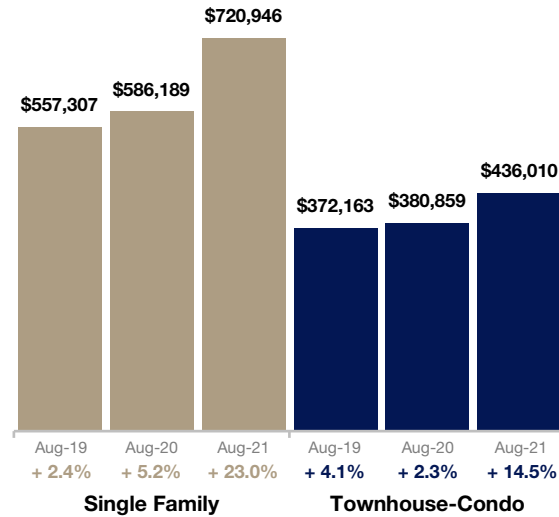
Average Sales Price



August

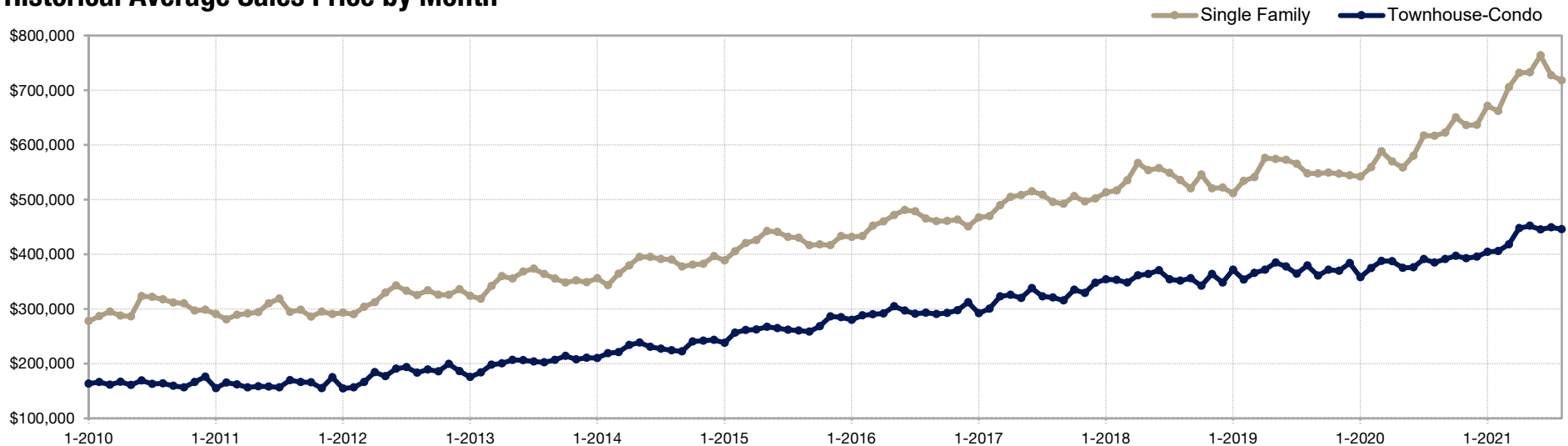


Year to Date



Avg. Sales Price	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	\$622,549	+13.6%	\$391,100	+8.4%
Oct-2020	\$650,423	+18.4%	\$397,003	+6.8%
Nov-2020	\$635,978	+16.2%	\$392,461	+6.1%
Dec-2020	\$636,675	+16.9%	\$395,418	+3.0%
Jan-2021	\$671,169	+23.9%	\$404,173	+12.9%
Feb-2021	\$661,832	+18.3%	\$405,672	+8.4%
Mar-2021	\$705,580	+19.9%	\$417,983	+7.8%
Apr-2021	\$731,632	+28.4%	\$447,950	+15.6%
May-2021	\$732,538	+31.2%	\$451,997	+20.6%
Jun-2021	\$763,797	+31.7%	\$445,102	+18.4%
Jul-2021	\$727,107	+17.8%	\$449,027	+14.7%
Aug-2021	\$717,855	+16.4%	\$445,983	+15.8%

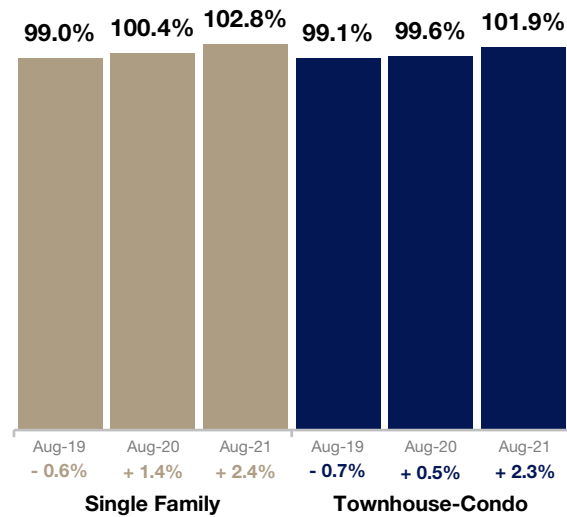
Historical Average Sales Price by Month



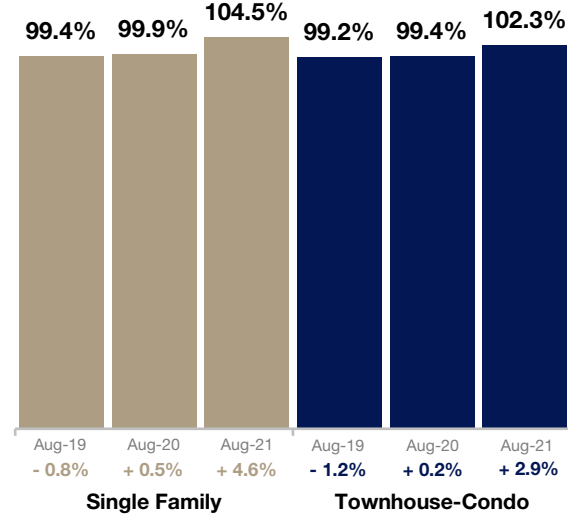
Percent of List Price Received



August

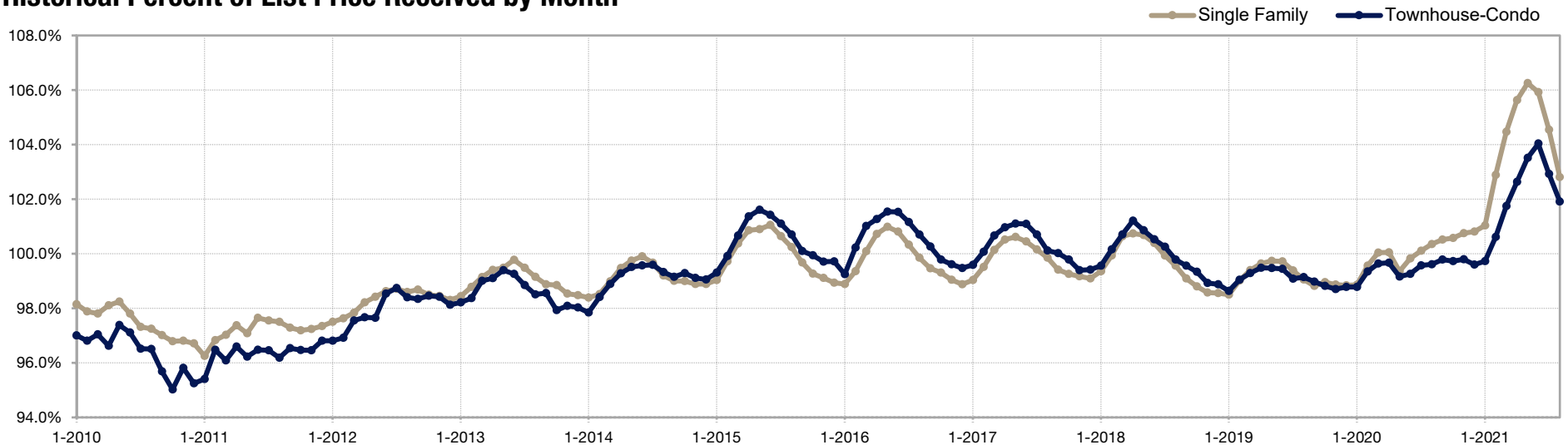


Year to Date



Pct. of List Price Received	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	100.5%	+1.7%	99.8%	+0.8%
Oct-2020	100.6%	+1.6%	99.7%	+0.9%
Nov-2020	100.8%	+1.9%	99.8%	+1.1%
Dec-2020	100.8%	+2.0%	99.6%	+0.8%
Jan-2021	101.0%	+2.1%	99.7%	+0.9%
Feb-2021	102.9%	+3.3%	100.6%	+1.3%
Mar-2021	104.5%	+4.5%	101.7%	+2.1%
Apr-2021	105.6%	+5.6%	102.6%	+2.9%
May-2021	106.3%	+6.9%	103.5%	+4.3%
Jun-2021	105.9%	+6.1%	104.0%	+4.7%
Jul-2021	104.5%	+4.4%	102.9%	+3.3%
Aug-2021	102.8%	+2.4%	101.9%	+2.3%

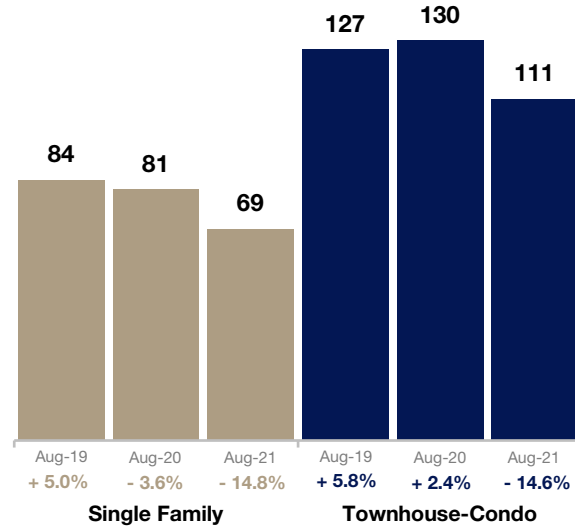
Historical Percent of List Price Received by Month



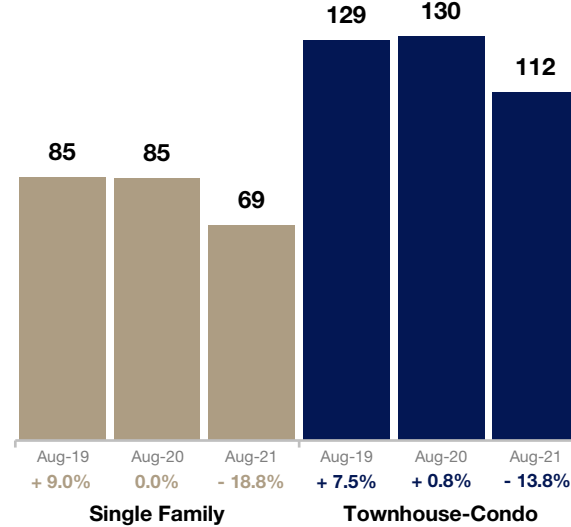
Housing Affordability Index



August

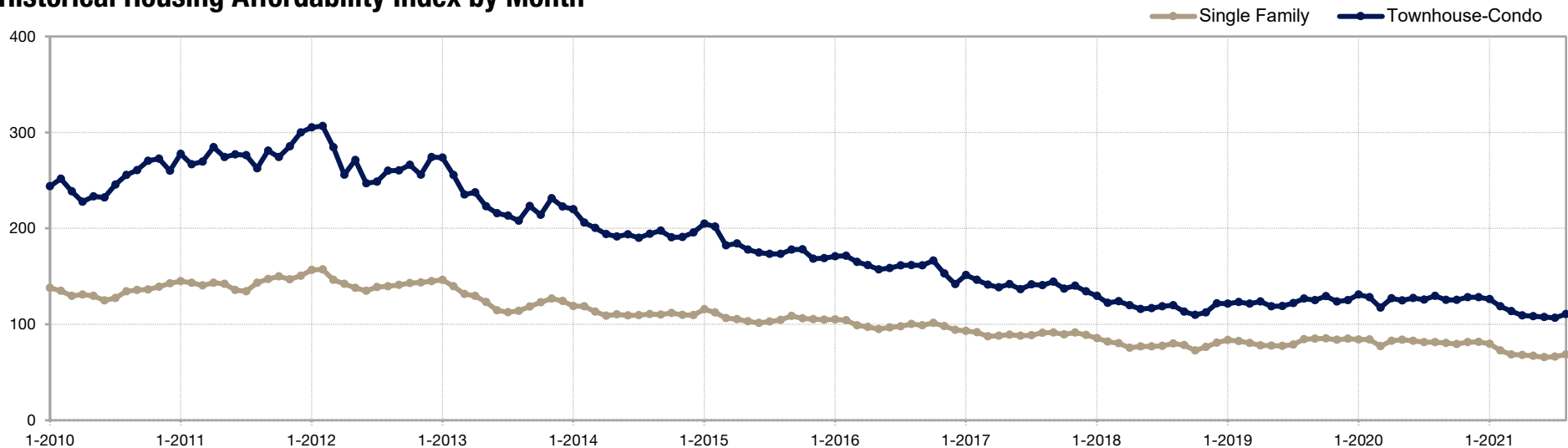


Year to Date



Housing Affordability Index	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Sep-2020	81	-4.7%	125	0.0%
Oct-2020	79	-7.1%	126	-2.3%
Nov-2020	81	-3.6%	128	+3.2%
Dec-2020	82	-3.5%	128	+2.4%
Jan-2021	80	-4.8%	126	-3.8%
Feb-2021	73	-13.1%	119	-7.0%
Mar-2021	68	-11.7%	114	-2.6%
Apr-2021	68	-18.1%	109	-14.2%
May-2021	67	-20.2%	108	-13.6%
Jun-2021	66	-20.5%	107	-15.7%
Jul-2021	66	-18.5%	107	-15.1%
Aug-2021	69	-14.8%	111	-14.6%

Historical Housing Affordability Index by Month



Total Market Overview



Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

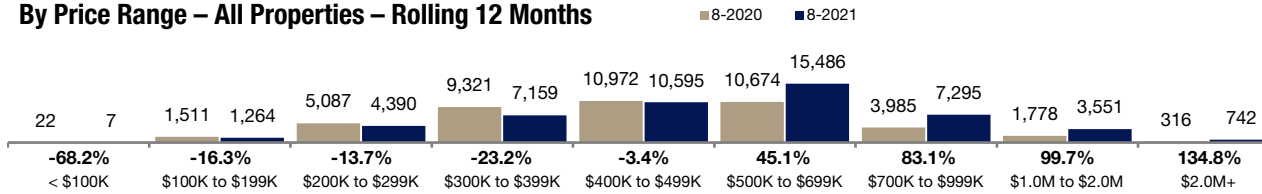
Key Metrics	Historical Sparkbars	8-2020	8-2021	Percent Change	YTD 2020	YTD 2021	Percent Change
Active Listings		5,599	2,710	- 51.6%	--	--	--
Under Contract		5,182	4,934	- 4.8%	32,768	35,066	+ 7.0%
New Listings		5,013	4,699	- 6.3%	37,239	37,402	+ 0.4%
Sold Listings		4,885	4,542	- 7.0%	29,699	32,784	+ 10.4%
Days on Market		23	11	- 52.2%	28	15	- 46.4%
Median Sales Price		\$471,000	\$550,000	+ 16.8%	\$455,000	\$536,000	+ 17.8%
Avg. Sales Price		\$546,238	\$630,351	+ 15.4%	\$521,442	\$624,758	+ 19.8%
Pct. of List Price Received		100.1%	102.5%	+ 2.4%	99.7%	103.8%	+ 4.1%
Affordability Index		90	75	- 16.7%	93	77	- 17.2%

Sold Listings

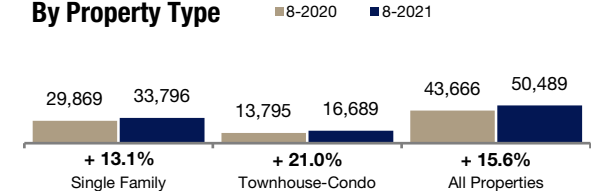
Actual sales that have closed in a given month.



By Price Range – All Properties – Rolling 12 Months



By Property Type



Rolling 12 Months

By Price Range	Single Family			Condo		
	8-2020	8-2021	Change	8-2020	8-2021	Change
\$99,999 and Below	8	7	-12.5%	14	0	-100.0%
\$100,000 to \$199,999	55	17	-69.1%	1,456	1,247	-14.4%
\$200,000 to \$299,999	691	275	-60.2%	4,396	4,114	-6.4%
\$300,000 to \$399,999	5,758	2,749	-52.3%	3,563	4,410	+23.8%
\$400,000 to \$499,999	9,141	7,639	-16.4%	1,830	2,956	+61.5%
\$500,000 to \$699,999	9,020	13,007	+44.2%	1,654	2,479	+49.9%
\$700,000 to \$999,999	3,345	6,285	+87.9%	639	1,010	+58.1%
\$1,000,000 to \$1,999,999	1,560	3,140	+101.3%	218	408	+87.2%
\$2,000,000 and Above	291	677	+132.6%	25	65	+160.0%
All Price Ranges	29,869	33,796	+13.1%	13,795	16,689	+21.0%

Compared to Prior Month

By Price Range	Single Family			Condo		
	7-2021	8-2021	Change	7-2021	8-2021	Change
\$99,999 and Below	0	2	--	0	0	--
\$100,000 to \$199,999	1	1	0.0%	87	99	+13.8%
\$200,000 to \$299,999	8	11	+37.5%	296	286	-3.4%
\$300,000 to \$399,999	103	112	+8.7%	419	421	+0.5%
\$400,000 to \$499,999	558	559	+0.2%	326	261	-19.9%
\$500,000 to \$699,999	1,439	1,368	-4.9%	283	248	-12.4%
\$700,000 to \$999,999	738	667	-9.6%	92	92	0.0%
\$1,000,000 to \$1,999,999	349	296	-15.2%	41	44	+7.3%
\$2,000,000 and Above	62	65	+4.8%	7	9	+28.6%
All Price Ranges	3,258	3,081	-5.4%	1,551	1,460	-5.9%

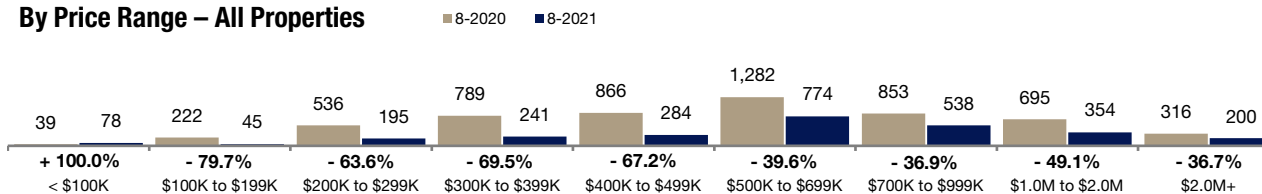
Year to Date

By Price Range	Single Family			Condo		
	8-2020	8-2021	Change	8-2020	8-2021	Change
\$99,999 and Below	6	4	-33.3%	5	0	-100.0%
\$100,000 to \$199,999	35	10	-71.4%	901	753	-16.4%
\$200,000 to \$299,999	409	123	-69.9%	2,915	2,480	-14.9%
\$300,000 to \$399,999	3,371	1,133	-66.4%	2,504	2,963	+18.3%
\$400,000 to \$499,999	6,219	4,223	-32.1%	1,304	2,057	+57.7%
\$500,000 to \$699,999	6,511	8,922	+37.0%	1,138	1,744	+53.3%
\$700,000 to \$999,999	2,433	4,583	+88.4%	452	699	+54.6%
\$1,000,000 to \$1,999,999	1,143	2,240	+96.0%	128	322	+151.6%
\$2,000,000 and Above	206	475	+130.6%	18	51	+183.3%
All Price Ranges	20,333	21,713	+6.8%	9,365	11,069	+18.2%

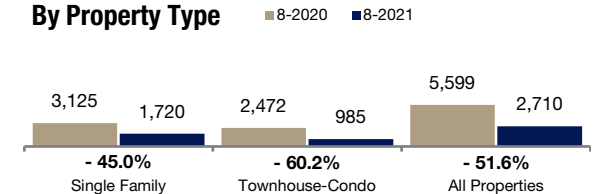
Inventory of Active Listings

A measure of the number of homes available for sale at a given time.

By Price Range – All Properties



By Property Type



Year over Year

By Price Range	Single Family			Condo		
	8-2020	8-2021	Change	8-2020	8-2021	Change
\$99,999 and Below	26	41	+57.7%	12	32	+166.7%
\$100,000 to \$199,999	4	1	-75.0%	218	44	-79.8%
\$200,000 to \$299,999	33	3	-90.9%	503	192	-61.8%
\$300,000 to \$399,999	315	52	-83.5%	473	189	-60.0%
\$400,000 to \$499,999	477	161	-66.2%	389	123	-68.4%
\$500,000 to \$699,999	856	602	-29.7%	426	172	-59.6%
\$700,000 to \$999,999	576	446	-22.6%	277	92	-66.8%
\$1,000,000 to \$1,999,999	550	248	-54.9%	145	106	-26.9%
\$2,000,000 and Above	287	165	-42.5%	29	35	+20.7%
All Price Ranges	3,125	1,720	-45.0%	2,472	985	-60.2%

Compared to Prior Month

By Price Range	Single Family			Condo		
	7-2021	8-2021	Change	7-2021	8-2021	Change
\$99,999 and Below	22	41	+86.4%	16	32	+100.0%
\$100,000 to \$199,999	1	1	0.0%	60	44	-26.7%
\$200,000 to \$299,999	8	3	-62.5%	214	192	-10.3%
\$300,000 to \$399,999	91	52	-42.9%	227	189	-16.7%
\$400,000 to \$499,999	311	161	-48.2%	165	123	-25.5%
\$500,000 to \$699,999	794	602	-24.2%	217	172	-20.7%
\$700,000 to \$999,999	610	446	-26.9%	130	92	-29.2%
\$1,000,000 to \$1,999,999	323	248	-23.2%	95	106	+11.6%
\$2,000,000 and Above	206	165	-19.9%	40	35	-12.5%
All Price Ranges	2,367	1,720	-27.3%	1,164	985	-15.4%

Year to Date

By Price Range	Single Family			Condo		
	8-2020	8-2021	Change	8-2020	8-2021	Change
\$99,999 and Below	26	41	+57.7%	12	32	+166.7%
\$100,000 to \$199,999	4	1	-75.0%	218	44	-79.8%
\$200,000 to \$299,999	33	3	-90.9%	503	192	-61.8%
\$300,000 to \$399,999	315	52	-83.5%	473	189	-60.0%
\$400,000 to \$499,999	477	161	-66.2%	389	123	-68.4%
\$500,000 to \$699,999	856	602	-29.7%	426	172	-59.6%
\$700,000 to \$999,999	576	446	-22.6%	277	92	-66.8%
\$1,000,000 to \$1,999,999	550	248	-54.9%	145	106	-26.9%
\$2,000,000 and Above	287	165	-42.5%	29	35	+20.7%
All Price Ranges	3,125	1,720	-45.0%	2,472	985	-60.2%

There are no year-to-date figures for inventory because it is simply a snapshot frozen in time at the end of each month. It does not add up over a period of months.

Glossary of Terms

A research tool provided by the Colorado Association of REALTORS®



Inventory of Active Listings	A measure of the number of homes available for sale at a given time. The availability of homes for sale has a big effect on supply-demand dynamics and home prices.
Under Contract	A count of the properties that have offers accepted on them in a given month.
New Listings	A measure of how much new supply is coming onto the market from sellers.
Sold Listings	A measure of home sales that were closed to completion during the report period.
Days on Market Until Sale	A measure of how long it takes homes to sell, on average.
Median Sales Price	A measure of home values in a market area where 50% of activity was higher and 50% was lower than this price point.
Average Sales Price	A sum of all home sales prices divided by total number of sales.
Percent of List Price Received	A mathematical calculation of the percent difference from last list price and sold price for those listings sold in the reported period.
Housing Affordability Index	A measure of how affordable a region's housing is to its consumers. A higher number means greater affordability. The index is based on interest rates, median sales price and median income by county.

Local Market Update for August 2021

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Arapahoe County

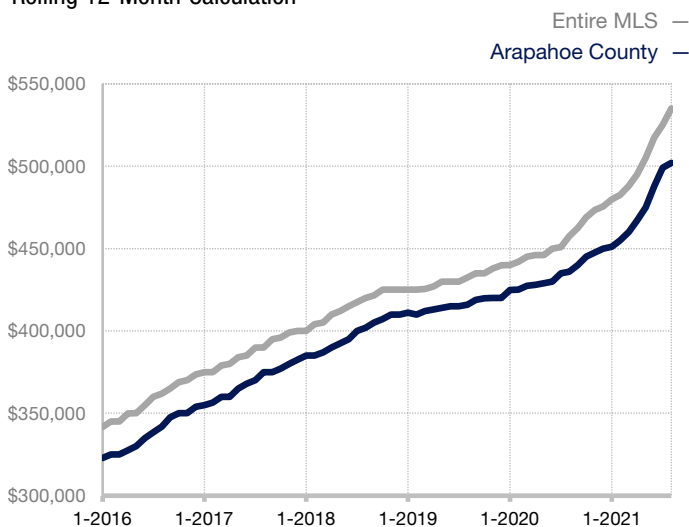
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	788	341	- 56.7%	--	--	--
Under Contract	963	932	- 3.2%	5,943	6,133	+ 3.2%
New Listings	916	807	- 11.9%	6,489	6,476	- 0.2%
Sold Listings	840	796	- 5.2%	5,369	5,661	+ 5.4%
Days on Market Until Sale	20	9	- 55.0%	23	10	- 56.5%
Median Sales Price*	\$460,000	\$537,500	+ 16.8%	\$446,000	\$527,200	+ 18.2%
Average Sales Price*	\$577,099	\$615,853	+ 6.7%	\$534,508	\$639,297	+ 19.6%
Percent of List Price Received*	100.5%	103.3%	+ 2.8%	100.0%	104.9%	+ 4.9%

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

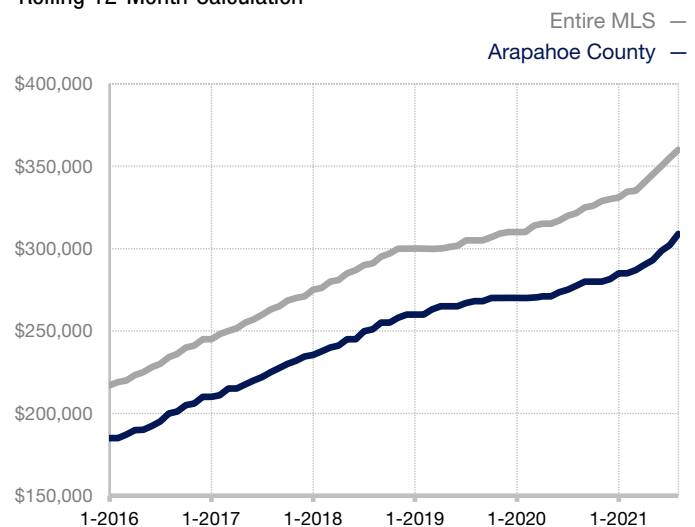
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	498	180	- 63.9%	--	--	--
Under Contract	427	466	+ 9.1%	2,877	3,253	+ 13.1%
New Listings	429	436	+ 1.6%	3,259	3,344	+ 2.6%
Sold Listings	430	419	- 2.6%	2,659	3,078	+ 15.8%
Days on Market Until Sale	23	10	- 56.5%	27	14	- 48.1%
Median Sales Price*	\$290,000	\$330,000	+ 13.8%	\$280,000	\$320,000	+ 14.3%
Average Sales Price*	\$307,135	\$359,518	+ 17.1%	\$301,276	\$340,329	+ 13.0%
Percent of List Price Received*	99.8%	102.4%	+ 2.6%	99.4%	102.9%	+ 3.5%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Arvada

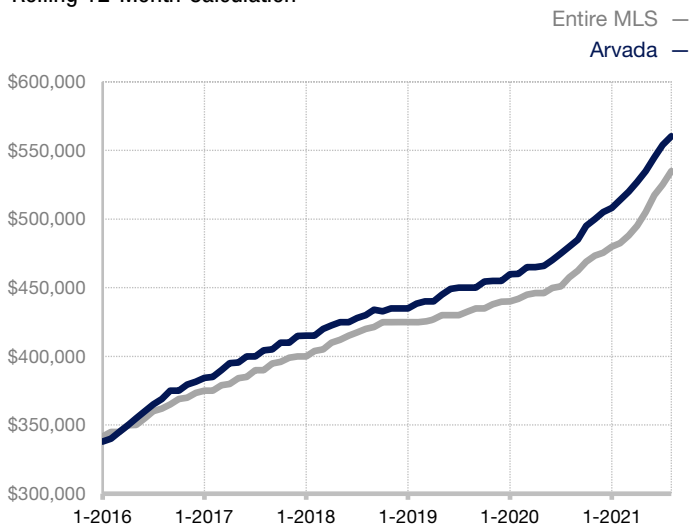
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	164	117	- 28.7%	--	--	--
Under Contract	222	227	+ 2.3%	1,520	1,518	- 0.1%
New Listings	222	225	+ 1.4%	1,636	1,657	+ 1.3%
Sold Listings	217	199	- 8.3%	1,380	1,377	- 0.2%
Days on Market Until Sale	19	8	- 57.9%	23	8	- 65.2%
Median Sales Price*	\$499,900	\$580,000	+ 16.0%	\$497,250	\$582,000	+ 17.0%
Average Sales Price*	\$538,485	\$620,885	+ 15.3%	\$532,601	\$632,247	+ 18.7%
Percent of List Price Received*	100.9%	103.1%	+ 2.2%	100.5%	105.1%	+ 4.6%

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

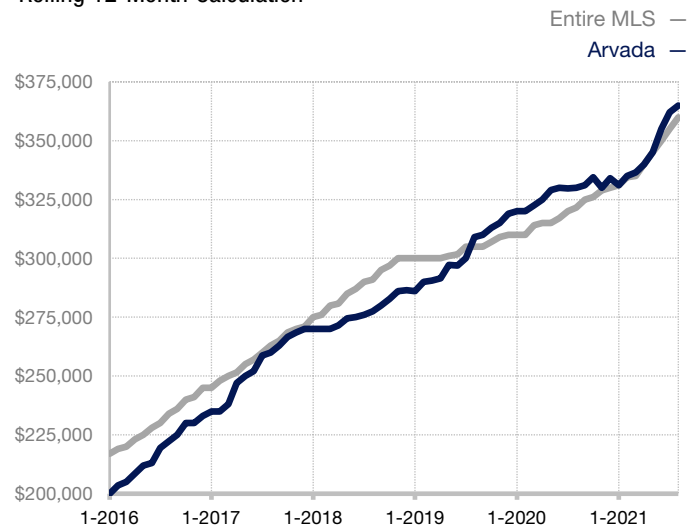
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	41	35	- 14.6%	--	--	--
Under Contract	77	70	- 9.1%	455	482	+ 5.9%
New Listings	69	77	+ 11.6%	496	517	+ 4.2%
Sold Listings	65	68	+ 4.6%	383	442	+ 15.4%
Days on Market Until Sale	10	7	- 30.0%	19	9	- 52.6%
Median Sales Price*	\$355,000	\$375,000	+ 5.6%	\$329,000	\$376,075	+ 14.3%
Average Sales Price*	\$353,517	\$404,947	+ 14.5%	\$336,399	\$385,424	+ 14.6%
Percent of List Price Received*	100.6%	102.3%	+ 1.7%	100.0%	103.9%	+ 3.9%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Aurora

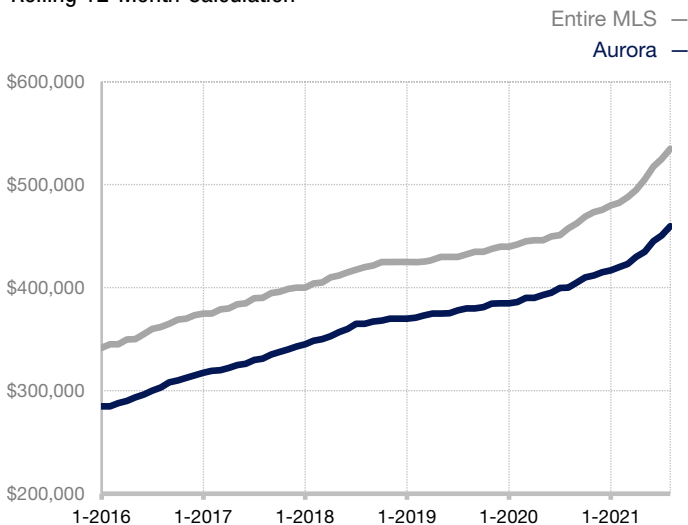
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	544	243	- 55.3%	--	--	--
Under Contract	648	629	- 2.9%	3,960	4,114	+ 3.9%
New Listings	633	540	- 14.7%	4,381	4,339	- 1.0%
Sold Listings	546	523	- 4.2%	3,558	3,782	+ 6.3%
Days on Market Until Sale	19	10	- 47.4%	24	10	- 58.3%
Median Sales Price*	\$424,750	\$495,000	+ 16.5%	\$413,000	\$480,000	+ 16.2%
Average Sales Price*	\$448,589	\$529,703	+ 18.1%	\$435,662	\$511,030	+ 17.3%
Percent of List Price Received*	100.6%	103.6%	+ 3.0%	100.1%	104.9%	+ 4.8%

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

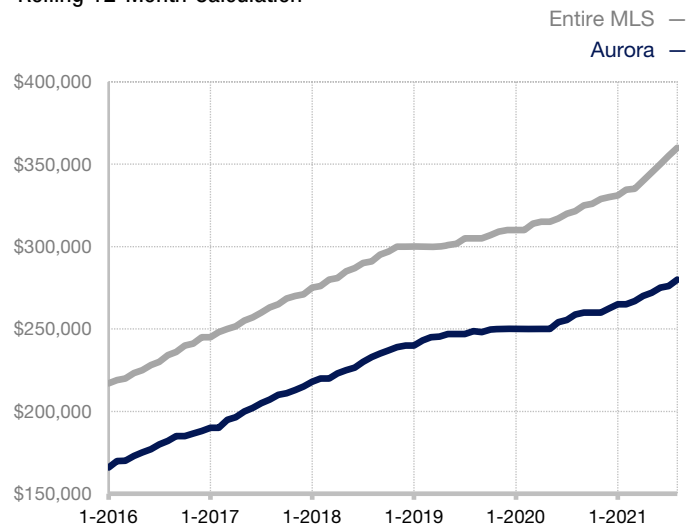
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	350	109	- 68.9%	--	--	--
Under Contract	292	322	+ 10.3%	1,994	2,134	+ 7.0%
New Listings	316	290	- 8.2%	2,302	2,189	- 4.9%
Sold Listings	292	266	- 8.9%	1,840	2,038	+ 10.8%
Days on Market Until Sale	23	8	- 65.2%	25	13	- 48.0%
Median Sales Price*	\$265,000	\$314,950	+ 18.8%	\$261,380	\$292,000	+ 11.7%
Average Sales Price*	\$279,175	\$314,604	+ 12.7%	\$271,459	\$302,283	+ 11.4%
Percent of List Price Received*	100.0%	102.8%	+ 2.8%	99.5%	103.0%	+ 3.5%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Castle Pines

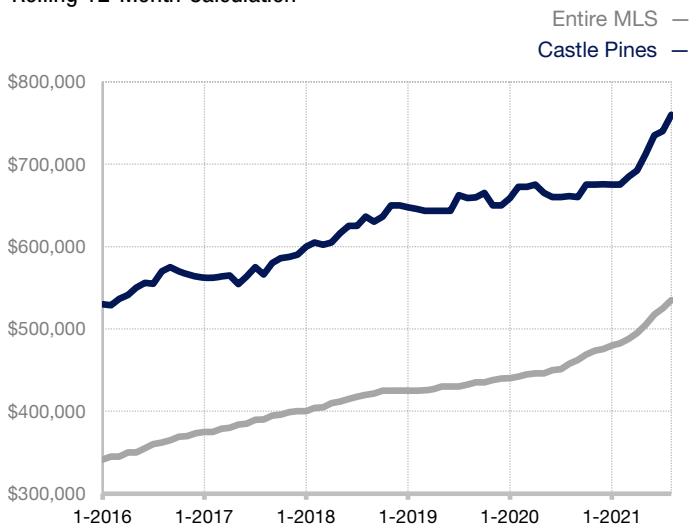
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	65	17	- 73.8%	--	--	--
Under Contract	39	29	- 25.6%	249	198	- 20.5%
New Listings	34	24	- 29.4%	307	214	- 30.3%
Sold Listings	43	33	- 23.3%	221	198	- 10.4%
Days on Market Until Sale	48	15	- 68.8%	45	16	- 64.4%
Median Sales Price*	\$679,900	\$830,000	+ 22.1%	\$675,000	\$807,500	+ 19.6%
Average Sales Price*	\$813,795	\$918,666	+ 12.9%	\$733,775	\$903,295	+ 23.1%
Percent of List Price Received*	99.2%	100.9%	+ 1.7%	99.0%	102.4%	+ 3.4%

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

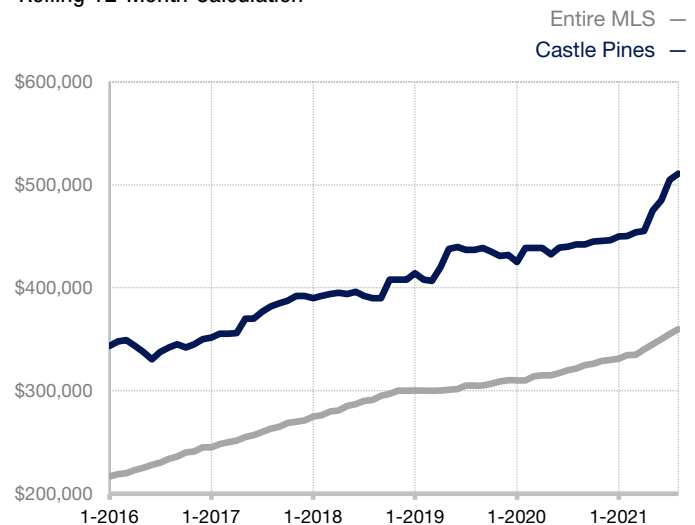
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	6	2	- 66.7%	--	--	--
Under Contract	2	1	- 50.0%	31	26	- 16.1%
New Listings	2	3	+ 50.0%	38	27	- 28.9%
Sold Listings	5	1	- 80.0%	27	33	+ 22.2%
Days on Market Until Sale	97	3	- 96.9%	66	19	- 71.2%
Median Sales Price*	\$450,380	\$625,000	+ 38.8%	\$443,000	\$521,400	+ 17.7%
Average Sales Price*	\$464,015	\$625,000	+ 34.7%	\$441,373	\$539,707	+ 22.3%
Percent of List Price Received*	99.7%	103.3%	+ 3.6%	99.3%	102.5%	+ 3.2%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Castle Rock

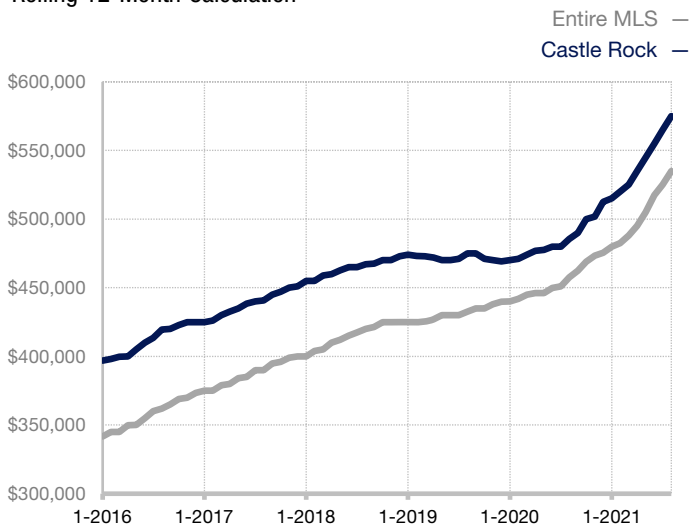
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	215	123	- 42.8%	--	--	--
Under Contract	235	198	- 15.7%	1,514	1,539	+ 1.7%
New Listings	191	156	- 18.3%	1,655	1,629	- 1.6%
Sold Listings	255	190	- 25.5%	1,370	1,391	+ 1.5%
Days on Market Until Sale	25	10	- 60.0%	36	13	- 63.9%
Median Sales Price*	\$500,000	\$610,000	+ 22.0%	\$499,950	\$600,000	+ 20.0%
Average Sales Price*	\$596,369	\$757,917	+ 27.1%	\$578,375	\$721,506	+ 24.7%
Percent of List Price Received*	99.6%	101.9%	+ 2.3%	99.5%	103.2%	+ 3.7%

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

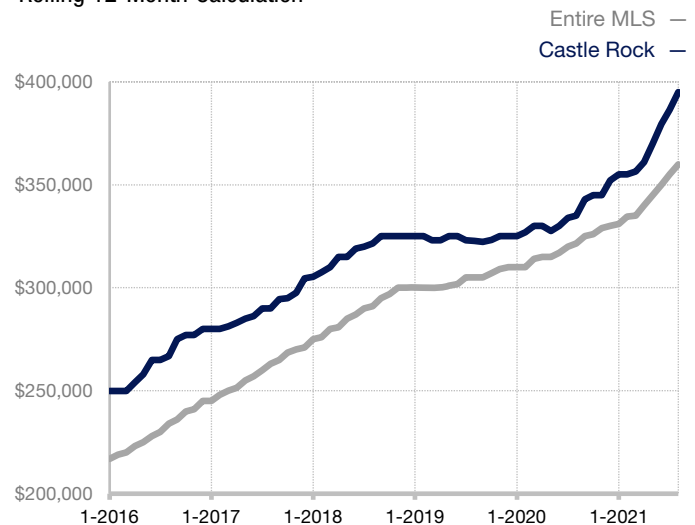
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	48	9	- 81.3%	--	--	--
Under Contract	43	41	- 4.7%	261	271	+ 3.8%
New Listings	36	31	- 13.9%	295	269	- 8.8%
Sold Listings	38	34	- 10.5%	218	234	+ 7.3%
Days on Market Until Sale	19	9	- 52.6%	28	16	- 42.9%
Median Sales Price*	\$344,000	\$428,500	+ 24.6%	\$342,000	\$422,490	+ 23.5%
Average Sales Price*	\$367,940	\$434,843	+ 18.2%	\$351,926	\$426,104	+ 21.1%
Percent of List Price Received*	99.9%	101.2%	+ 1.3%	99.7%	103.0%	+ 3.3%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Centennial

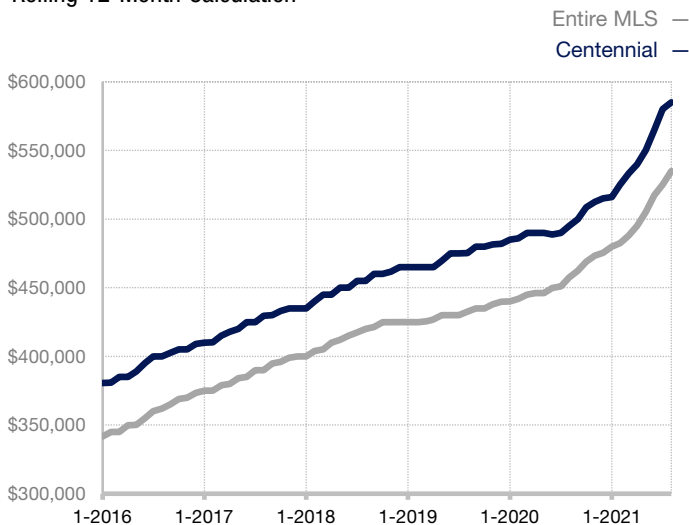
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	127	51	- 59.8%	--	--	--
Under Contract	165	176	+ 6.7%	1,067	1,175	+ 10.1%
New Listings	160	149	- 6.9%	1,178	1,250	+ 6.1%
Sold Listings	159	158	- 0.6%	984	1,080	+ 9.8%
Days on Market Until Sale	14	9	- 35.7%	20	8	- 60.0%
Median Sales Price*	\$535,000	\$603,750	+ 12.9%	\$505,000	\$615,000	+ 21.8%
Average Sales Price*	\$580,228	\$643,384	+ 10.9%	\$545,920	\$673,048	+ 23.3%
Percent of List Price Received*	100.2%	102.9%	+ 2.7%	100.0%	105.0%	+ 5.0%

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

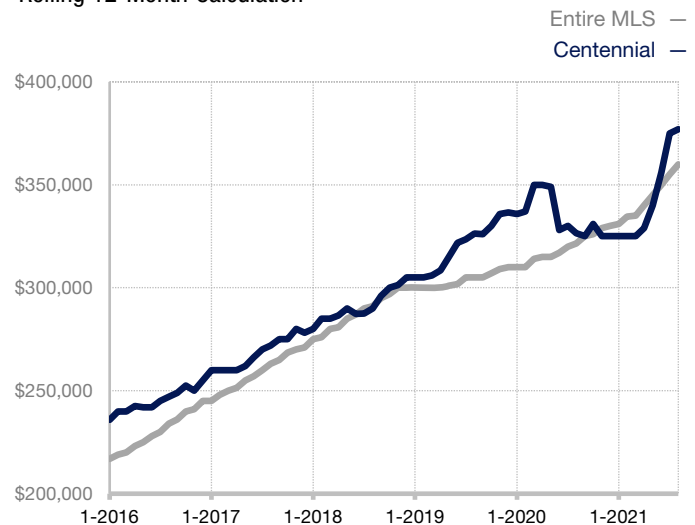
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	28	12	- 57.1%	--	--	--
Under Contract	44	38	- 13.6%	300	291	- 3.0%
New Listings	30	39	+ 30.0%	322	300	- 6.8%
Sold Listings	46	31	- 32.6%	272	274	+ 0.7%
Days on Market Until Sale	17	8	- 52.9%	22	10	- 54.5%
Median Sales Price*	\$324,500	\$392,500	+ 21.0%	\$325,000	\$400,000	+ 23.1%
Average Sales Price*	\$343,750	\$392,456	+ 14.2%	\$336,766	\$399,785	+ 18.7%
Percent of List Price Received*	99.4%	102.1%	+ 2.7%	99.4%	104.5%	+ 5.1%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Denver

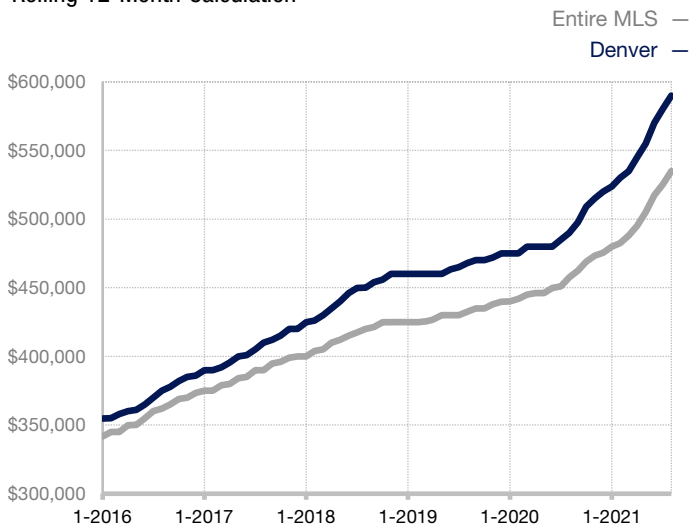
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	996	485	- 51.3%	--	--	--
Under Contract	999	834	- 16.5%	5,947	6,417	+ 7.9%
New Listings	1,013	826	- 18.5%	7,035	7,126	+ 1.3%
Sold Listings	834	850	+ 1.9%	5,368	6,135	+ 14.3%
Days on Market Until Sale	21	11	- 47.6%	23	12	- 47.8%
Median Sales Price*	\$525,000	\$614,000	+ 17.0%	\$505,000	\$616,250	+ 22.0%
Average Sales Price*	\$656,019	\$757,229	+ 15.4%	\$614,797	\$760,946	+ 23.8%
Percent of List Price Received*	100.5%	102.5%	+ 2.0%	99.9%	104.1%	+ 4.2%

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

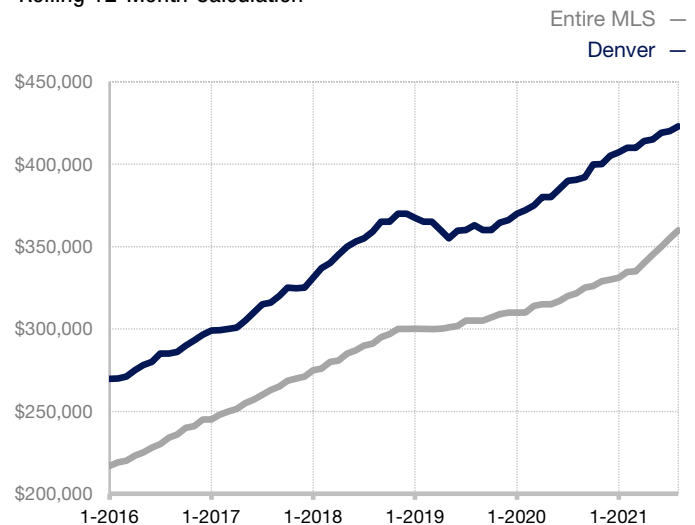
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	1,650	604	- 63.4%	--	--	--
Under Contract	711	678	- 4.6%	4,605	5,574	+ 21.0%
New Listings	856	707	- 17.4%	6,276	5,897	- 6.0%
Sold Listings	659	654	- 0.8%	4,182	5,337	+ 27.6%
Days on Market Until Sale	29	20	- 31.0%	37	29	- 21.6%
Median Sales Price*	\$390,000	\$415,000	+ 6.4%	\$400,000	\$426,900	+ 6.7%
Average Sales Price*	\$458,642	\$521,761	+ 13.8%	\$455,497	\$511,964	+ 12.4%
Percent of List Price Received*	99.2%	101.2%	+ 2.0%	99.2%	101.4%	+ 2.2%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

A Research Tool Provided by the Colorado Association of REALTORS®



Denver County

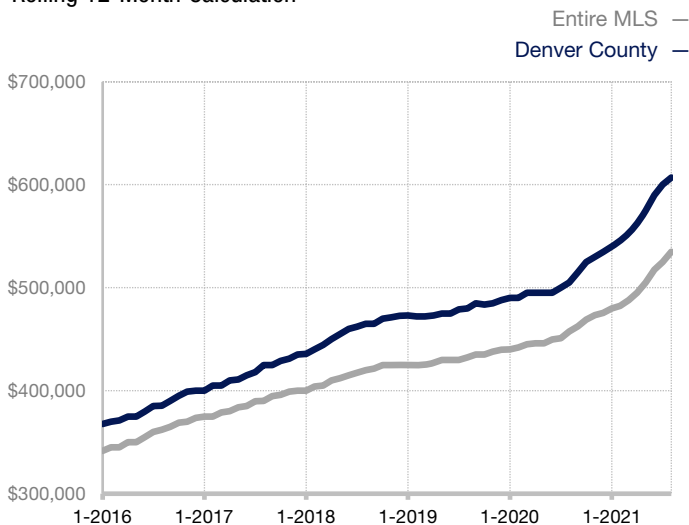
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	885	447	- 49.5%	--	--	--
Under Contract	906	754	- 16.8%	5,437	5,873	+ 8.0%
New Listings	905	758	- 16.2%	6,320	6,474	+ 2.4%
Sold Listings	759	780	+ 2.8%	4,916	5,635	+ 14.6%
Days on Market Until Sale	21	11	- 47.6%	23	12	- 47.8%
Median Sales Price*	\$540,000	\$627,500	+ 16.2%	\$519,900	\$632,500	+ 21.7%
Average Sales Price*	\$675,970	\$778,389	+ 15.2%	\$630,044	\$783,569	+ 24.4%
Percent of List Price Received*	100.5%	102.4%	+ 1.9%	99.8%	104.2%	+ 4.4%

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

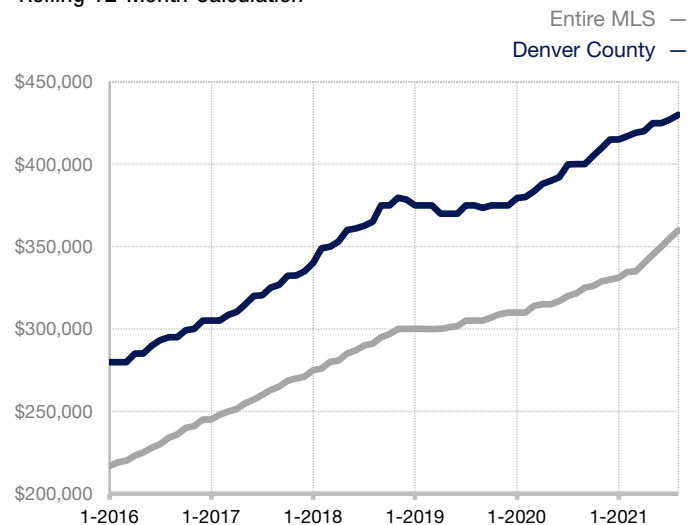
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	1,546	580	- 62.5%	--	--	--
Under Contract	677	628	- 7.2%	4,337	5,227	+ 20.5%
New Listings	792	657	- 17.0%	5,787	5,474	- 5.4%
Sold Listings	610	620	+ 1.6%	3,931	5,043	+ 28.3%
Days on Market Until Sale	29	21	- 27.6%	37	30	- 18.9%
Median Sales Price*	\$395,000	\$417,250	+ 5.6%	\$410,000	\$434,000	+ 5.9%
Average Sales Price*	\$467,627	\$529,687	+ 13.3%	\$463,115	\$520,431	+ 12.4%
Percent of List Price Received*	99.1%	101.2%	+ 2.1%	99.1%	101.3%	+ 2.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Douglas County

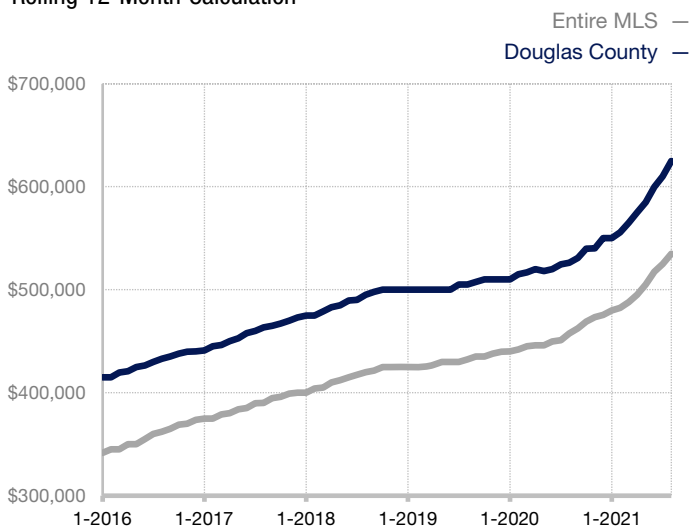
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	747	407	- 45.5%	--	--	--
Under Contract	796	758	- 4.8%	5,327	5,434	+ 2.0%
New Listings	658	632	- 4.0%	5,781	5,776	- 0.1%
Sold Listings	874	703	- 19.6%	4,839	4,944	+ 2.2%
Days on Market Until Sale	29	10	- 65.5%	34	12	- 64.7%
Median Sales Price*	\$550,000	\$656,500	+ 19.4%	\$535,000	\$646,500	+ 20.8%
Average Sales Price*	\$629,057	\$777,875	+ 23.7%	\$611,068	\$762,396	+ 24.8%
Percent of List Price Received*	99.8%	102.4%	+ 2.6%	99.5%	103.8%	+ 4.3%

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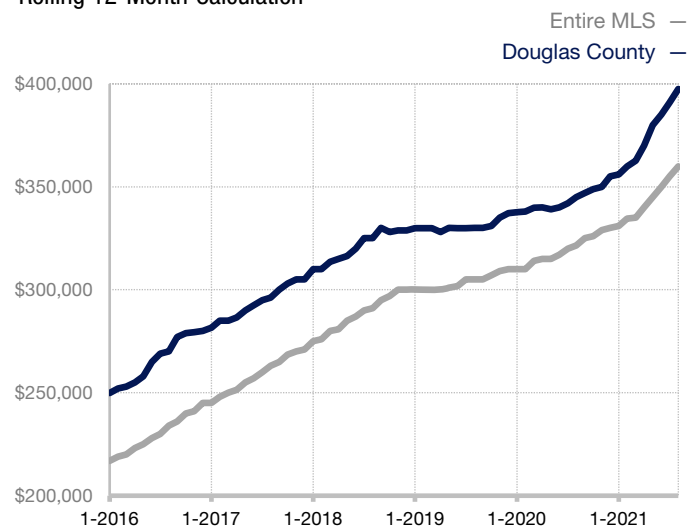
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	168	44	- 73.8%	--	--	--
Under Contract	153	125	- 18.3%	981	963	- 1.8%
New Listings	123	113	- 8.1%	1,081	974	- 9.9%
Sold Listings	133	125	- 6.0%	877	917	+ 4.6%
Days on Market Until Sale	24	8	- 66.7%	33	14	- 57.6%
Median Sales Price*	\$352,900	\$439,500	+ 24.5%	\$345,000	\$417,243	+ 20.9%
Average Sales Price*	\$378,808	\$442,057	+ 16.7%	\$363,101	\$427,382	+ 17.7%
Percent of List Price Received*	99.9%	102.0%	+ 2.1%	99.6%	102.9%	+ 3.3%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Elbert County

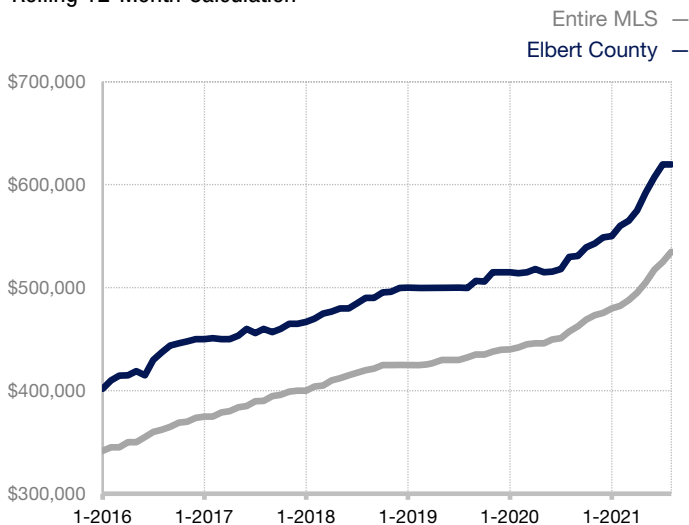
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	80	76	- 5.0%	--	--	--
Under Contract	61	74	+ 21.3%	430	436	+ 1.4%
New Listings	46	75	+ 63.0%	481	496	+ 3.1%
Sold Listings	70	51	- 27.1%	391	384	- 1.8%
Days on Market Until Sale	40	12	- 70.0%	40	18	- 55.0%
Median Sales Price*	\$617,500	\$665,000	+ 7.7%	\$530,000	\$641,750	+ 21.1%
Average Sales Price*	\$625,620	\$756,944	+ 21.0%	\$551,998	\$685,495	+ 24.2%
Percent of List Price Received*	99.5%	101.9%	+ 2.4%	99.2%	101.5%	+ 2.3%

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

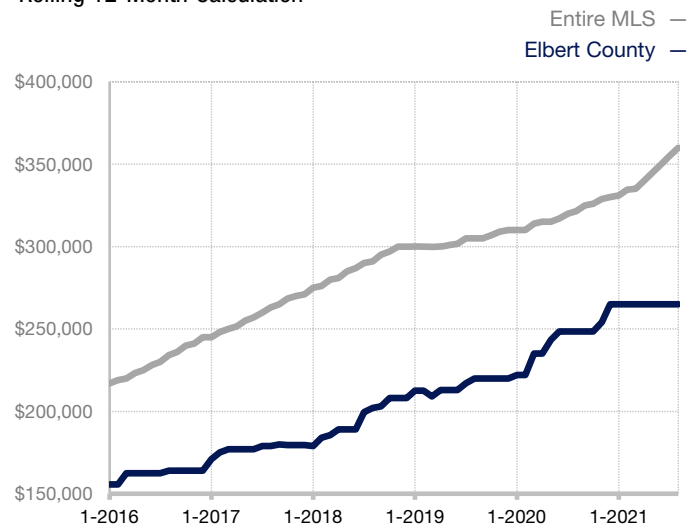
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	3	1	- 66.7%	--	--	--
Under Contract	0	2	--	3	6	+ 100.0%
New Listings	2	3	+ 50.0%	5	6	+ 20.0%
Sold Listings	0	0	--	3	3	0.0%
Days on Market Until Sale	0	0	--	3	2	- 33.3%
Median Sales Price*	\$0	\$0	--	\$252,000	\$286,000	+ 13.5%
Average Sales Price*	\$0	\$0	--	\$250,333	\$280,000	+ 11.9%
Percent of List Price Received*	0.0%	0.0%	--	98.9%	100.1%	+ 1.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Greenwood Village

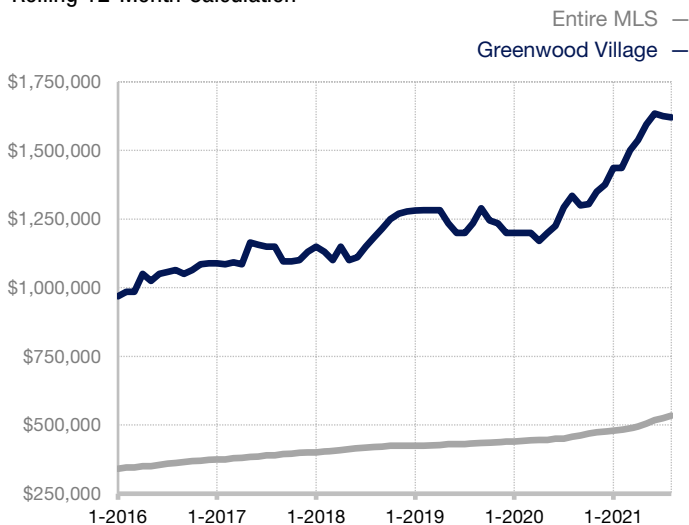
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	33	14	- 57.6%	--	--	--
Under Contract	29	19	- 34.5%	139	127	- 8.6%
New Listings	30	18	- 40.0%	174	152	- 12.6%
Sold Listings	24	8	- 66.7%	117	115	- 1.7%
Days on Market Until Sale	16	27	+ 68.8%	33	20	- 39.4%
Median Sales Price*	\$1,656,156	\$1,616,750	- 2.4%	\$1,310,000	\$1,600,000	+ 22.1%
Average Sales Price*	\$1,630,379	\$1,507,438	- 7.5%	\$1,417,906	\$1,769,553	+ 24.8%
Percent of List Price Received*	99.6%	99.2%	- 0.4%	97.7%	102.2%	+ 4.6%

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Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	25	15	- 40.0%	--	--	--
Under Contract	10	8	- 20.0%	58	75	+ 29.3%
New Listings	11	8	- 27.3%	83	82	- 1.2%
Sold Listings	10	10	0.0%	52	74	+ 42.3%
Days on Market Until Sale	42	21	- 50.0%	46	43	- 6.5%
Median Sales Price*	\$436,250	\$511,250	+ 17.2%	\$357,500	\$450,000	+ 25.9%
Average Sales Price*	\$536,450	\$641,862	+ 19.6%	\$527,442	\$588,843	+ 11.6%
Percent of List Price Received*	98.5%	99.6%	+ 1.1%	97.7%	100.2%	+ 2.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Highlands Ranch

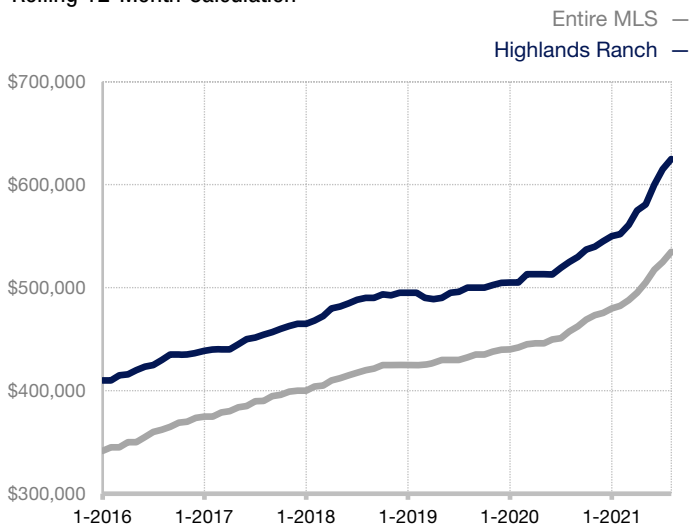
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	91	39	- 57.1%	--	--	--
Under Contract	182	179	- 1.6%	1,213	1,214	+ 0.1%
New Listings	153	146	- 4.6%	1,305	1,292	- 1.0%
Sold Listings	197	149	- 24.4%	1,117	1,102	- 1.3%
Days on Market Until Sale	19	7	- 63.2%	20	5	- 75.0%
Median Sales Price*	\$559,900	\$655,000	+ 17.0%	\$535,000	\$650,000	+ 21.5%
Average Sales Price*	\$604,349	\$746,105	+ 23.5%	\$596,932	\$742,423	+ 24.4%
Percent of List Price Received*	100.5%	103.5%	+ 3.0%	100.0%	105.6%	+ 5.6%

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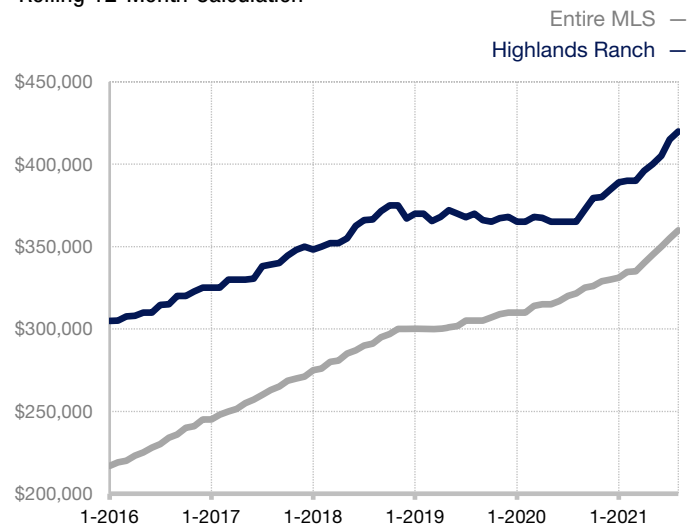
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	40	11	- 72.5%	--	--	--
Under Contract	39	27	- 30.8%	233	221	- 5.2%
New Listings	37	28	- 24.3%	271	234	- 13.7%
Sold Listings	43	31	- 27.9%	220	219	- 0.5%
Days on Market Until Sale	28	9	- 67.9%	32	8	- 75.0%
Median Sales Price*	\$387,000	\$470,000	+ 21.4%	\$369,750	\$444,500	+ 20.2%
Average Sales Price*	\$395,693	\$461,400	+ 16.6%	\$388,597	\$444,531	+ 14.4%
Percent of List Price Received*	99.6%	101.3%	+ 1.7%	99.3%	102.0%	+ 2.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Jefferson County

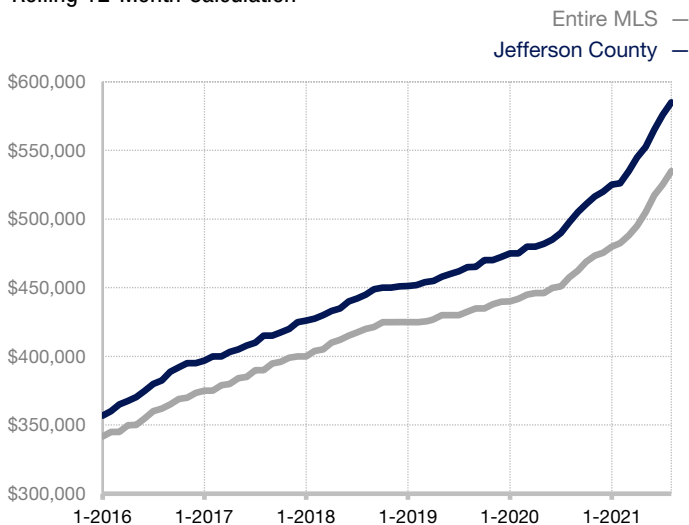
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	683	486	- 28.8%	--	--	--
Under Contract	918	908	- 1.1%	5,688	5,827	+ 2.4%
New Listings	867	895	+ 3.2%	6,131	6,356	+ 3.7%
Sold Listings	914	780	- 14.7%	5,140	5,309	+ 3.3%
Days on Market Until Sale	19	9	- 52.6%	24	10	- 58.3%
Median Sales Price*	\$526,250	\$605,500	+ 15.1%	\$511,000	\$613,000	+ 20.0%
Average Sales Price*	\$592,597	\$709,750	+ 19.8%	\$574,319	\$705,037	+ 22.8%
Percent of List Price Received*	100.7%	103.1%	+ 2.4%	100.1%	105.1%	+ 5.0%

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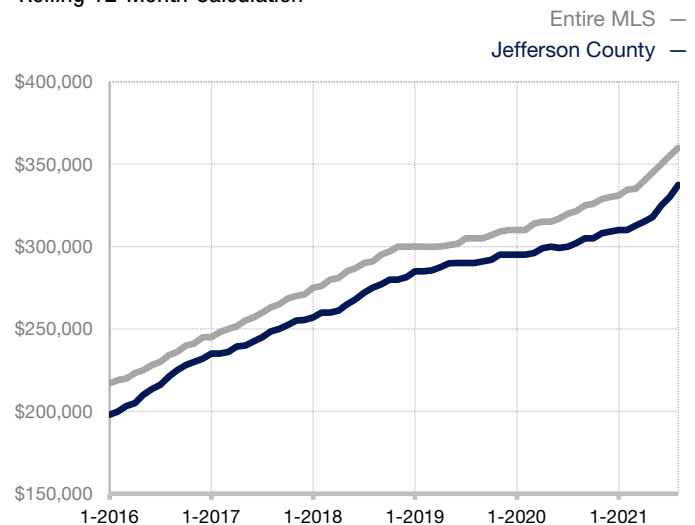
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	250	149	- 40.4%	--	--	--
Under Contract	339	308	- 9.1%	2,089	2,065	- 1.1%
New Listings	302	303	+ 0.3%	2,272	2,160	- 4.9%
Sold Listings	312	285	- 8.7%	1,884	1,943	+ 3.1%
Days on Market Until Sale	18	9	- 50.0%	22	11	- 50.0%
Median Sales Price*	\$315,000	\$370,000	+ 17.5%	\$305,000	\$352,000	+ 15.4%
Average Sales Price*	\$331,752	\$392,647	+ 18.4%	\$329,199	\$374,048	+ 13.6%
Percent of List Price Received*	100.2%	102.7%	+ 2.5%	99.8%	103.8%	+ 4.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Lakewood

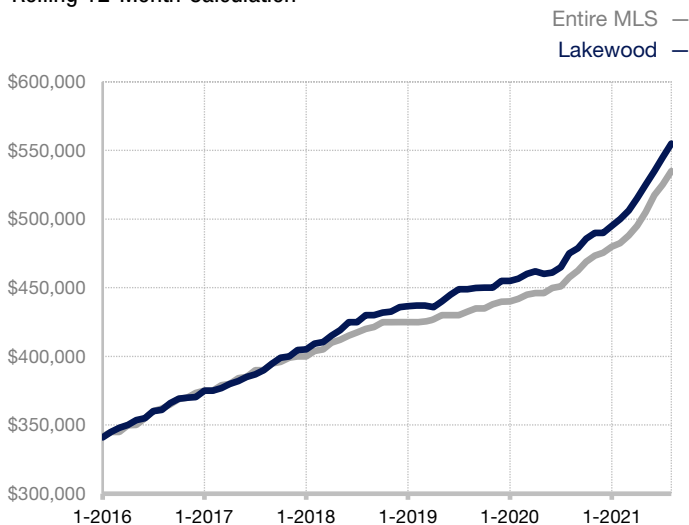
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	142	86	- 39.4%	--	--	--
Under Contract	199	171	- 14.1%	1,162	1,176	+ 1.2%
New Listings	193	173	- 10.4%	1,291	1,297	+ 0.5%
Sold Listings	210	154	- 26.7%	1,047	1,105	+ 5.5%
Days on Market Until Sale	17	9	- 47.1%	21	10	- 52.4%
Median Sales Price*	\$513,750	\$584,150	+ 13.7%	\$480,000	\$575,000	+ 19.8%
Average Sales Price*	\$558,212	\$651,573	+ 16.7%	\$526,820	\$634,987	+ 20.5%
Percent of List Price Received*	100.7%	102.8%	+ 2.1%	100.1%	104.9%	+ 4.8%

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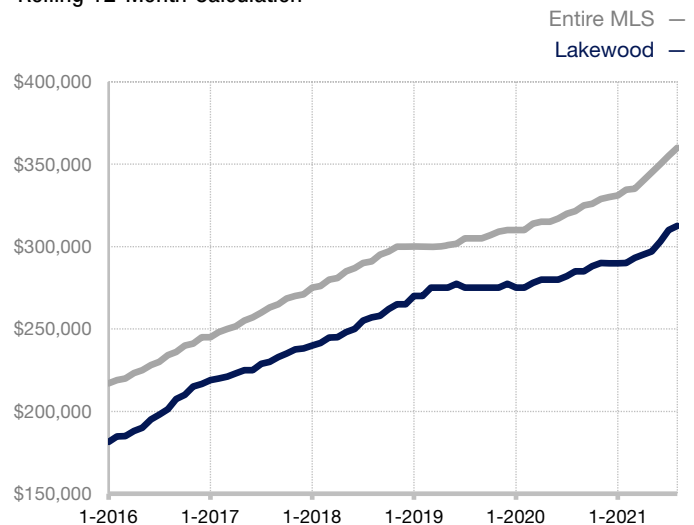
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	83	52	- 37.3%	--	--	--
Under Contract	153	130	- 15.0%	857	843	- 1.6%
New Listings	128	127	- 0.8%	927	881	- 5.0%
Sold Listings	148	98	- 33.8%	757	772	+ 2.0%
Days on Market Until Sale	17	10	- 41.2%	20	12	- 40.0%
Median Sales Price*	\$297,500	\$353,000	+ 18.7%	\$287,250	\$327,750	+ 14.1%
Average Sales Price*	\$307,124	\$365,559	+ 19.0%	\$303,284	\$338,850	+ 11.7%
Percent of List Price Received*	100.1%	103.1%	+ 3.0%	99.8%	103.8%	+ 4.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Littleton

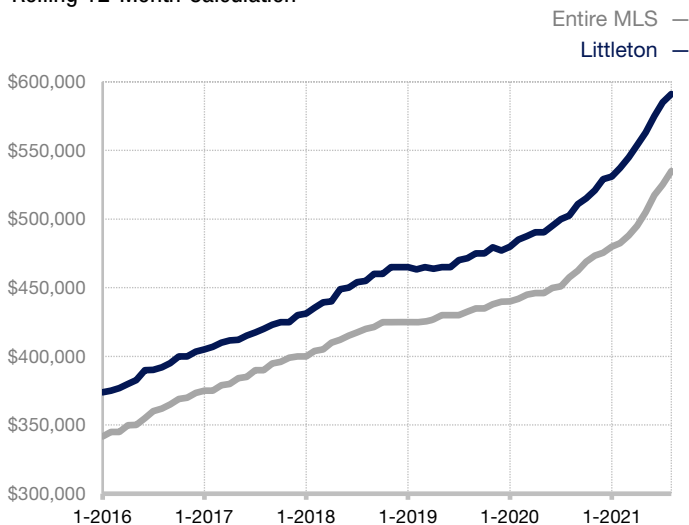
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	245	139	- 43.3%	--	--	--
Under Contract	277	309	+ 11.6%	1,834	1,853	+ 1.0%
New Listings	269	272	+ 1.1%	2,013	2,011	- 0.1%
Sold Listings	256	245	- 4.3%	1,661	1,682	+ 1.3%
Days on Market Until Sale	26	8	- 69.2%	27	11	- 59.3%
Median Sales Price*	\$540,750	\$608,000	+ 12.4%	\$517,340	\$620,000	+ 19.8%
Average Sales Price*	\$637,609	\$716,620	+ 12.4%	\$605,603	\$730,487	+ 20.6%
Percent of List Price Received*	100.0%	102.8%	+ 2.8%	99.9%	104.7%	+ 4.8%

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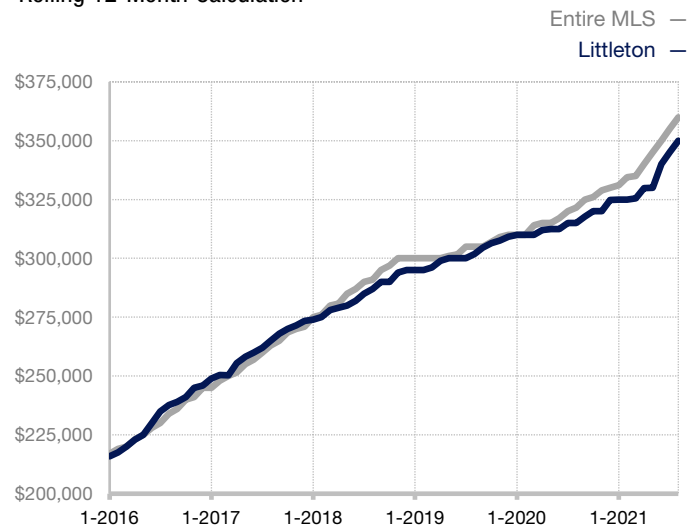
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	94	57	- 39.4%	--	--	--
Under Contract	109	97	- 11.0%	760	747	- 1.7%
New Listings	104	92	- 11.5%	836	789	- 5.6%
Sold Listings	108	104	- 3.7%	731	714	- 2.3%
Days on Market Until Sale	26	10	- 61.5%	27	12	- 55.6%
Median Sales Price*	\$327,500	\$382,500	+ 16.8%	\$319,000	\$365,000	+ 14.4%
Average Sales Price*	\$341,370	\$404,344	+ 18.4%	\$338,402	\$384,134	+ 13.5%
Percent of List Price Received*	100.3%	102.6%	+ 2.3%	99.8%	103.4%	+ 3.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Lone Tree

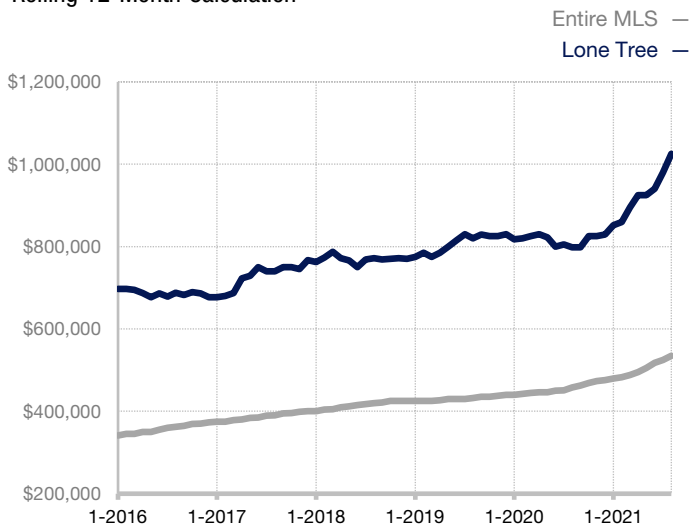
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	41	9	- 78.0%	--	--	--
Under Contract	18	19	+ 5.6%	118	153	+ 29.7%
New Listings	17	15	- 11.8%	156	158	+ 1.3%
Sold Listings	22	22	0.0%	105	145	+ 38.1%
Days on Market Until Sale	24	14	- 41.7%	40	23	- 42.5%
Median Sales Price*	\$722,444	\$1,095,000	+ 51.6%	\$798,000	\$1,125,000	+ 41.0%
Average Sales Price*	\$820,419	\$1,215,113	+ 48.1%	\$883,163	\$1,171,195	+ 32.6%
Percent of List Price Received*	99.3%	101.3%	+ 2.0%	98.9%	102.5%	+ 3.6%

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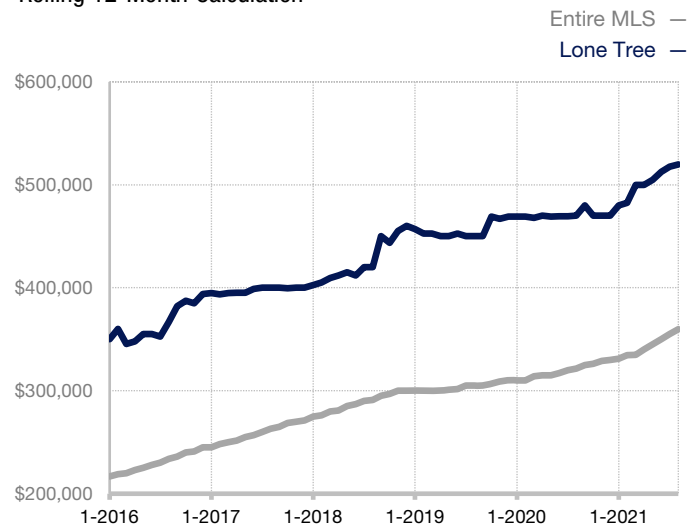
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	8	4	- 50.0%	--	--	--
Under Contract	15	4	- 73.3%	61	59	- 3.3%
New Listings	12	7	- 41.7%	65	63	- 3.1%
Sold Listings	3	13	+ 333.3%	54	62	+ 14.8%
Days on Market Until Sale	4	4	0.0%	42	9	- 78.6%
Median Sales Price*	\$525,000	\$560,000	+ 6.7%	\$461,000	\$537,000	+ 16.5%
Average Sales Price*	\$561,667	\$591,215	+ 5.3%	\$453,292	\$535,672	+ 18.2%
Percent of List Price Received*	98.5%	101.7%	+ 3.2%	98.4%	101.3%	+ 2.9%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Morrison

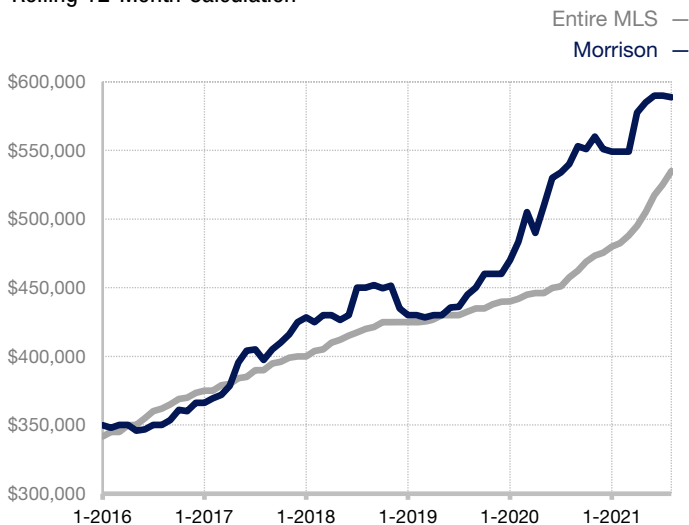
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	25	20	- 20.0%	--	--	--
Under Contract	43	39	- 9.3%	254	226	- 11.0%
New Listings	31	43	+ 38.7%	273	251	- 8.1%
Sold Listings	41	31	- 24.4%	215	204	- 5.1%
Days on Market Until Sale	20	6	- 70.0%	24	10	- 58.3%
Median Sales Price*	\$605,000	\$615,000	+ 1.7%	\$555,000	\$612,500	+ 10.4%
Average Sales Price*	\$688,945	\$675,618	- 1.9%	\$662,901	\$772,550	+ 16.5%
Percent of List Price Received*	100.4%	104.5%	+ 4.1%	99.6%	104.7%	+ 5.1%

* 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	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	3	0	- 100.0%	--	--	--
Under Contract	3	3	0.0%	18	16	- 11.1%
New Listings	4	2	- 50.0%	23	16	- 30.4%
Sold Listings	3	0	- 100.0%	16	13	- 18.8%
Days on Market Until Sale	2	0	- 100.0%	6	5	- 16.7%
Median Sales Price*	\$590,000	\$0	- 100.0%	\$330,000	\$381,750	+ 15.7%
Average Sales Price*	\$551,000	\$0	- 100.0%	\$401,806	\$416,442	+ 3.6%
Percent of List Price Received*	101.2%	0.0%	- 100.0%	100.2%	105.2%	+ 5.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Parker

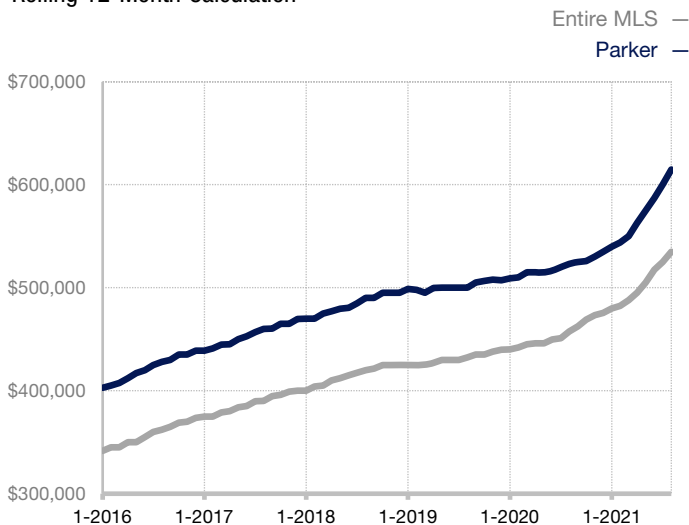
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	195	112	- 42.6%	--	--	--
Under Contract	228	241	+ 5.7%	1,607	1,683	+ 4.7%
New Listings	198	202	+ 2.0%	1,720	1,787	+ 3.9%
Sold Listings	268	229	- 14.6%	1,471	1,528	+ 3.9%
Days on Market Until Sale	27	9	- 66.7%	31	12	- 61.3%
Median Sales Price*	\$525,495	\$657,000	+ 25.0%	\$525,000	\$640,000	+ 21.9%
Average Sales Price*	\$587,391	\$717,214	+ 22.1%	\$583,882	\$726,740	+ 24.5%
Percent of List Price Received*	99.7%	102.8%	+ 3.1%	99.5%	104.0%	+ 4.5%

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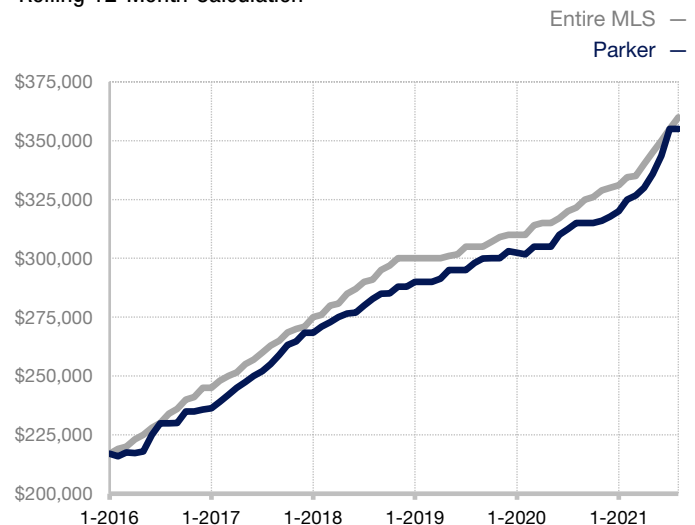
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	57	9	- 84.2%	--	--	--
Under Contract	48	41	- 14.6%	342	319	- 6.7%
New Listings	33	35	+ 6.1%	362	314	- 13.3%
Sold Listings	34	42	+ 23.5%	305	312	+ 2.3%
Days on Market Until Sale	16	9	- 43.8%	32	16	- 50.0%
Median Sales Price*	\$330,500	\$366,000	+ 10.7%	\$315,000	\$375,000	+ 19.0%
Average Sales Price*	\$346,443	\$386,256	+ 11.5%	\$328,422	\$384,129	+ 17.0%
Percent of List Price Received*	100.1%	103.1%	+ 3.0%	100.1%	103.9%	+ 3.8%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for August 2021

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Sheridan

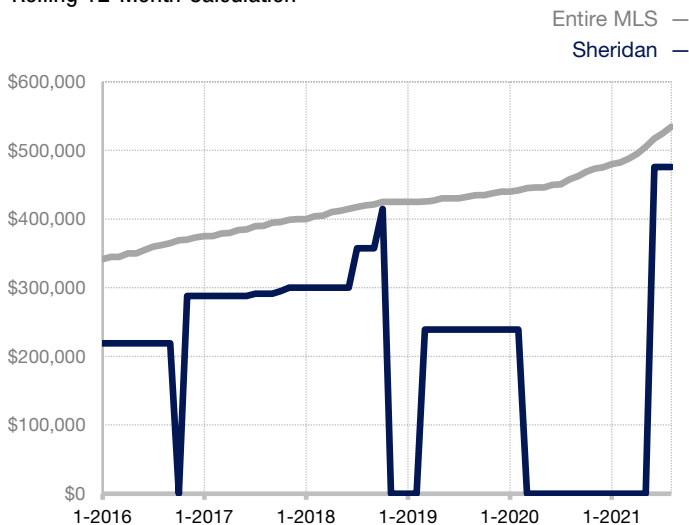
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	0	0	--	--	--	--
Under Contract	0	0	--	0	1	--
New Listings	0	0	--	0	1	--
Sold Listings	0	0	--	0	1	--
Days on Market Until Sale	0	0	--	0	4	--
Median Sales Price*	\$0	\$0	--	\$0	\$476,000	--
Average Sales Price*	\$0	\$0	--	\$0	\$476,000	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	114.7%	--

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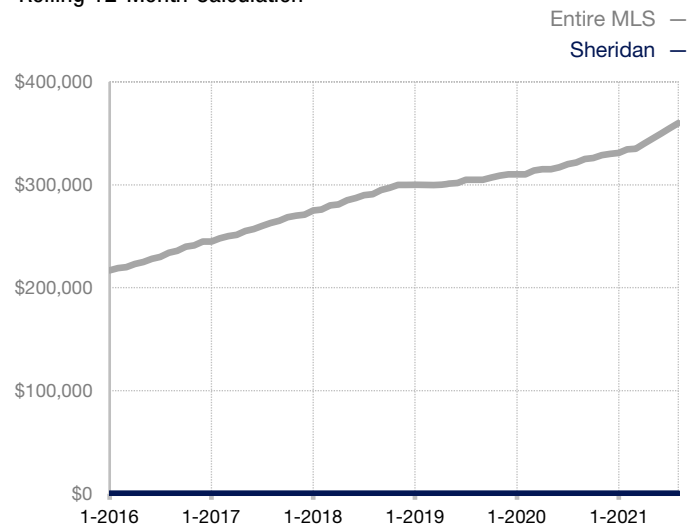
Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	0	0	--	--	--	--
Under Contract	0	0	--	0	0	--
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Days on Market Until Sale	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
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Local Market Update for August 2021

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Wheat Ridge

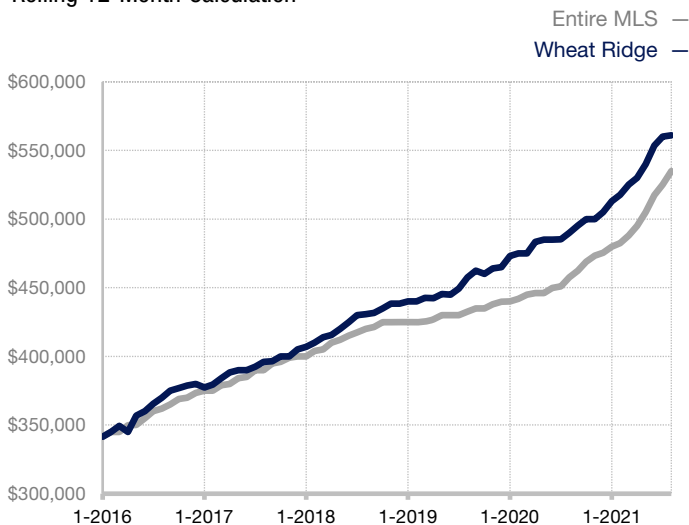
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	42	36	- 14.3%	--	--	--
Under Contract	50	44	- 12.0%	295	312	+ 5.8%
New Listings	44	56	+ 27.3%	333	359	+ 7.8%
Sold Listings	51	38	- 25.5%	266	292	+ 9.8%
Days on Market Until Sale	12	8	- 33.3%	17	9	- 47.1%
Median Sales Price*	\$525,000	\$556,000	+ 5.9%	\$500,000	\$576,750	+ 15.4%
Average Sales Price*	\$528,270	\$602,616	+ 14.1%	\$524,619	\$631,735	+ 20.4%
Percent of List Price Received*	101.2%	103.8%	+ 2.6%	100.2%	104.9%	+ 4.7%

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Townhouse/Condo	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	31	3	- 90.3%	--	--	--
Under Contract	14	11	- 21.4%	94	109	+ 16.0%
New Listings	16	10	- 37.5%	117	104	- 11.1%
Sold Listings	15	19	+ 26.7%	82	102	+ 24.4%
Days on Market Until Sale	27	17	- 37.0%	26	18	- 30.8%
Median Sales Price*	\$424,584	\$340,000	- 19.9%	\$342,450	\$342,500	+ 0.0%
Average Sales Price*	\$389,919	\$384,632	- 1.4%	\$365,706	\$375,344	+ 2.6%
Percent of List Price Received*	100.2%	104.5%	+ 4.3%	99.7%	103.5%	+ 3.8%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

