



# REAL ESTATE MARKET UPDATE

September 2021

The Market continues to march on with a purpose, as the same fundamentals are still very active in High Demand and Low Inventory! The Active Listings actually went down at the end of August with 3,582 vs 4,056 last month and still down 35% from this time last year. New Listings were down in August, while Pending were up and increased 9.5% over last month. Closings were also down 9.5% from July, which is a result of softer sales in July. Year to date at the end of August, Closings are up 5.7%, and remarkably our Single Family Detached home Average Closed Price stands at \$686,908 and that is up 21% Year over Year! Wow! Attached Single Family homes Average Closed Price stands at \$428,900 which is 14.5% higher Year over Year! If you are a Seller who needs to sell, you should list your home in this market! If you are a frustrated Buyer that has struggled to find the right home this year, you should be looking at homes today! The next 4 months can change your life!

## AVG DAYS ON MARKET AUGUST 2021



**10 DAYS**

2020: 23 DAYS  
DOWN 56.52%



**14 DAYS**

2020: 24 DAYS  
DOWN 41.67%

## ACTIVE INVENTORY AUGUST 2021



**2,469**

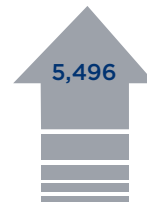
2020: 3,305  
DOWN 25.30%



**1,113**

2020: 2,191  
DOWN 49.20%

## ACTIVE LISTINGS



**5,496**

AUGUST  
2020



**3,582**

AUGUST  
2021  
DOWN 34.83%

## AVERAGE SOLD PRICE (YEAR OVER YEAR)

**+16.33%**

CONDO 1 YEAR

**+14.26%**

SINGLE FAMILY 1 YEAR

## AVERAGE SALES PRICE (HOUSES & CONDOS - AUGUST 2021)

**\$614,577**

LAST YEAR:

**\$538,035**

**+14.23%**

## TOTAL # SOLD (HOUSES AND CONDOS)



**5,618**

2020: 6,615  
DOWN 15.07%

## SOLDS AUGUST 2021



**3,974**

2020: 4,742  
DOWN 16.20%



**1,644**

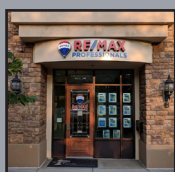
2020: 1,873  
DOWN 12.23%

## Why Choose RE/MAX Professionals?

440 REAL ESTATE BROKERS | 39 PROFESSIONAL TEAM MEMBERS

6 MARKETING & ONLINE MEDIA SPECIALISTS | 9 STRATEGICALLY LOCATED OFFICES

3.38 BILLION IN SALES IN 2020



CHERRY CREEK



DENVER TECH CENTER



HIGHLANDS/BERKLEY  
DENVER



HIGHLANDS RANCH



KEN CARYL



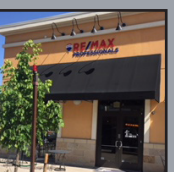
LAKEWOOD



LARKRIDGE



LITTLETON



SOUTHLANDS

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