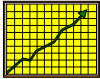


January 2020

The Latest News From Jeffrey and Wade



2019 Housing Stats Year End Review

Below, find the average home prices for each category. This information was derived from the Metro Area's MLS (Metrolist) and is believed to be true but not guaranteed. We have listed the number of homes sold for each county, the asking price, the sold price, the difference, the number of bedrooms and baths, the square footage of the home above ground, the total square footage, the year built, and days on the market.

To the right find the Average Price Sold for each county per Quarter on 2019 and the Average Price Sold for the 2019 Year Total, for each individual County and for all 7 Counties. The Denver Metro 7 Counties picked the Second Quarter of 2019 on Average.

	1st Qtr 2019	2nd Qtr 2019	3rd Qtr 2019	4th Qtr 2019	Yr Avg 2019
Adams	\$ 398,700	\$ 406,240	\$ 412,491	\$ 403,787	\$ 406,028
Arapahoe	\$ 472,309	\$ 526,286	\$ 501,680	\$ 502,870	\$ 503,869
Boulder	\$ 739,497	\$ 695,380	\$ 733,379	\$ 721,665	\$ 720,268
Broomfield	\$ 524,360	\$ 567,152	\$ 564,265	\$ 547,962	\$ 554,396
Denver	\$ 567,911	\$ 629,113	\$ 596,932	\$ 596,322	\$ 600,793
Douglas	\$ 581,066	\$ 599,572	\$ 590,118	\$ 566,146	\$ 585,634
Jefferson	\$ 514,515	\$ 551,480	\$ 538,833	\$ 537,543	\$ 537,790
7 Counties	\$ 518,454	\$ 553,418	\$ 540,678	\$ 534,526	\$ 538,855

To the right you will also find the difference per county from 2018 to 2019 for the Average Price Sold for the Year for each county and for the Average for the 7 counties. As you can see all the counties gained value for the year on average except Boulder County which lost on Average of \$649 for the Average Home Price in 2019. Denver County had the highest gain in Home Values for the Year and averaged an increase of \$24,046. The 7 Counties on Average gained \$13,059 in value for the Year. On page two you will find a breakdown of each county and each quarter.

	2018	2019	Difference
Adams	\$ 393,827	\$ 406,028	\$ 12,201
Arapahoe	\$ 493,248	\$ 503,869	\$ 10,621
Boulder	\$ 720,917	\$ 720,268	\$ (649)
Broomfield	\$ 530,743	\$ 554,396	\$ 23,653
Denver	\$ 576,747	\$ 600,793	\$ 24,046
Douglas	\$ 578,659	\$ 585,634	\$ 6,975
Jefferson	\$ 518,584	\$ 537,790	\$ 19,206
7 Counties	\$ 525,796	\$ 538,855	\$ 13,059

Continued on Page 2



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*Still
"Your House Hubby"*

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1st Quarter	# Sold	List Price	Sold Price	Difference	Beds	Baths	Above SF	Total SF	Year Built	DOM
Adams	1346	\$ 401,997	\$ 398,700	\$ (3,297)	4	3	1,756	2,575	1991	49
Arapahoe	1497	\$ 479,158	\$ 472,309	\$ (6,849)	4	3	1,893	2,785	1984	39
Boulder	397	\$ 752,732	\$ 739,497	\$ (13,235)	4	3	2,139	3,119	1985	49
Broomfield	186	\$ 531,084	\$ 524,360	\$ (6,724)	4	3	2,049	3,009	1996	47
Denver	1437	\$ 576,678	\$ 567,911	\$ (8,767)	3	2	1,604	2,255	1958	40
Douglas	1208	\$ 589,427	\$ 581,066	\$ (8,361)	4	3	2,345	3,534	2002	58
Jefferson	1342	\$ 520,517	\$ 514,515	\$ (6,002)	4	3	1,854	2,690	1977	41
7 Counties	7413	\$ 525,462	\$ 518,454	\$ (7,008)	4	3	1,896	2,772	1982	45

2nd Quarter	# Sold	List Price	Sold Price	Difference	Beds	Baths	Above SF	Total SF	Year Built	DOM
Adams	1997	\$ 406,860	\$ 406,240	\$ (620)	4	3	1,746	2,547	1990	32
Arapahoe	2407	\$ 530,171	\$ 526,286	\$ (3,885)	4	3	1,989	2,919	1984	26
Boulder	720	\$ 703,807	\$ 695,380	\$ (8,427)	4	3	2,033	2,937	1986	33
Broomfield	334	\$ 570,343	\$ 567,152	\$ (3,191)	4	3	2,153	3,194	1997	29
Denver	2216	\$ 635,646	\$ 629,113	\$ (6,533)	3	3	1,652	2,352	1956	28
Douglas	1925	\$ 605,008	\$ 599,572	\$ (5,436)	4	4	2,388	3,589	2002	34
Jefferson	2146	\$ 554,097	\$ 551,480	\$ (2,617)	4	3	1,923	2,794	1979	23
7 Counties	11745	\$ 557,529	\$ 553,418	\$ (4,111)	4	3	1,945	2,845	1982	29

3rd Quarter	# Sold	List Price	Sold Price	Difference	Beds	Baths	Above SF	Total SF	Year Built	DOM
Adams	2043	\$ 415,108	\$ 412,491	\$ (2,616)	4	3	1,754	2,589	1989	32
Arapahoe	2223	\$ 507,942	\$ 501,680	\$ (6,263)	4	3	1,952	2,865	1985	29
Boulder	719	\$ 748,745	\$ 733,379	\$ (15,367)	4	3	2,051	2,959	1985	41
Broomfield	298	\$ 569,618	\$ 564,265	\$ (5,353)	4	3	2,180	3,207	1998	41
Denver	2021	\$ 605,214	\$ 596,932	\$ (8,282)	3	3	1,580	2,249	1957	30
Douglas	1888	\$ 597,516	\$ 590,118	\$ (7,398)	4	4	2,366	3,550	2001	40
Jefferson	2188	\$ 545,012	\$ 538,833	\$ (6,179)	4	3	1,865	2,737	1977	29
7 Counties	11380	\$ 547,368	\$ 540,678	\$ (6,690)	4	3	1,915	2,810	1982	32

4th Quarter	# Sold	List Price	Sold Price	Difference	Beds	Baths	Above SF	Total SF	Year Built	DOM
Adams	1680	\$ 407,291	\$ 403,787	\$ (3,504)	4	3	1,750	2,536	1989	38
Arapahoe	1850	\$ 511,043	\$ 502,870	\$ (8,174)	4	3	1,929	2,811	1985	39
Boulder	614	\$ 741,331	\$ 721,665	\$ (19,666)	4	3	2,039	2,987	1986	52
Broomfield	251	\$ 555,538	\$ 547,962	\$ (7,576)	4	3	2,095	3,107	1997	49
Denver	1722	\$ 605,668	\$ 596,322	\$ (9,346)	3	3	1,612	2,308	1958	39
Douglas	1528	\$ 574,244	\$ 566,146	\$ (8,098)	4	3	2,336	3,474	2002	49
Jefferson	1724	\$ 545,224	\$ 537,543	\$ (7,680)	4	3	1,859	2,713	1977	37
7 Counties	9369	\$ 542,712	\$ 534,526	\$ (8,186)	4	3	1,904	2,779	1982	41

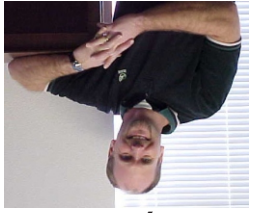
2019	# Sold	List Price	Sold Price	Difference	Beds	Baths	Above SF	Total SF	Year Built	DOM
Adams	7066	\$ 408,421	\$ 406,028	\$ (2,393)	4	3	1,751	2,562	1990	37
Arapahoe	7977	\$ 509,967	\$ 503,869	\$ (6,098)	4	3	1,947	2,854	1984	32
Boulder	2450	\$ 734,327	\$ 720,268	\$ (14,059)	4	3	2,057	2,985	1985	43
Broomfield	1069	\$ 559,834	\$ 554,396	\$ (5,438)	4	3	2,129	3,145	1997	40
Denver	7396	\$ 608,893	\$ 600,793	\$ (8,100)	3	3	1,614	2,295	1957	33
Douglas	6549	\$ 592,796	\$ 585,634	\$ (7,162)	4	4	2,361	3,541	2002	44
Jefferson	7400	\$ 543,254	\$ 537,790	\$ (5,464)	4	3	1,878	2,739	1978	31
7 Counties	39907	\$ 545,196	\$ 538,855	\$ (6,341)	4	3	1,917	2,806	1982	36

Quick Glance At Home Prices In The Denver Metro Area

City	Baths	Beds	SF Above	SF Total	Garge	Style	Yr Blt	Lot SF	DOM	Sold Price
Longmont	3	5	3204	3844	6	2 Story	1983	1,509,411	49	\$ 1,220,156
Denver	2	3	1094	2188	1	Ranch/1 Story	1946	6,240	21	\$ 800,000
Evergreen	4	6	2701	3867	5	2 Story	1993	87,120	118	\$ 795,000
Lone Tree	2	2	2266	4532	3	Ranch/1 Story	2014	6,316	8	\$ 727,802
Lakewood	3	4	1804	3608	2	Ranch/1 Story	1955	12,241	5	\$ 680,000
Lafayette	2	3	1712	2725	2	Ranch/1 Story	2015	5,060	72	\$ 665,900
Golden	3	5	1340	2680	3	Ranch/1 Story	1960	12,009	13	\$ 655,000
Littleton	3	4	2981	3862	3	2 Story	2000	8,998	40	\$ 620,000
Castle Rock	5	5	2923	4221	2	2 Story	2019	5,489	24	\$ 560,000
Parker	3	3	2621	3305	3	2 Story	1994	9,757	11	\$ 560,000
Thornton	3	4	2800	3750	3	2 Story	2003	12,513	17	\$ 531,000
Parker	2	3	1872	3613	2	Ranch/1 Story	2019	6,011	13	\$ 529,900
Thornton	4	3	1794	3504	3	Ranch/1 Story	2019	8,578	138	\$ 524,000
Denver	3	4	2185	2848	2	Multi-Level	1968	7,000	27	\$ 510,000
Castle Rock	4	4	2306	3194	2	2 Story	2019	7,013	24	\$ 509,842
Englewood	2	3	1801	3602	2	Ranch/1 Story	2015	5,271	46	\$ 500,000
Brighton	4	4	3103	4484	3	2 Story	2019	7,150	47	\$ 490,000
Thornton	4	5	2573	3248	2	2 Story	1999	6,875	5	\$ 458,000
Arvada	3	5	1480	2668	2	Ranch/1 Story	1968	10,365	3	\$ 450,000
Castle Rock	3	4	1967	2932	2	2 Story	1990	11,631	37	\$ 449,000
Castle Rock	3	3	2311	3378	2	2 Story	2019	5,516	6	\$ 439,900
Commerce City	4	4	2122	3182	3	2 Story	2006	4,743	176	\$ 430,000
Thornton	3	3	1967	2686	2	2 Story	2019	6,825	47	\$ 425,000
Denver	3	4	2699	2699	3	2 Story	2016	6,382	150	\$ 425,000
Denver	3	3	1704	1704	2	Ranch/1 Story	1954	6,880	76	\$ 423,900
Centennial	4	4	1701	2639	2	2 Story	1997	5,793	3	\$ 420,000
Thornton	3	3	1812	2163	3	Multi-Level	1994	6,017	14	\$ 410,000
Englewood	2	5	988	1986	8	Ranch/1 Story	1962	7,798	184	\$ 407,900
Longmont	3	4	1116	2200	2	Ranch/1 Story	1982	6,467	4	\$ 385,000
Thornton	3	4	1477	1909	2	Tri-Level	1999	5,561	4	\$ 385,000
Castle Rock	3	3	1670	2073	2	2 Story	2019	5,271	61	\$ 384,990
Aurora	3	4	2061	2424	2	2 Story	1972	4,835	49	\$ 384,000
Castle Rock	3	3	1762	2282	2	Tri-Level	1977	11,369	29	\$ 381,000
Aurora	3	4	1815	2409	2	2 Story	1983	6,142	5	\$ 375,000
Aurora	2	5	912	1824	2	Ranch/1 Story	1975	7,754	4	\$ 370,000
Commerce City	3	3	1593	1593	2	2 Story	2001	5,618	34	\$ 360,000
Westminster	2	4	1955	1955	6	Multi-Level	1955	10,800	169	\$ 358,000
Westminster	1	3	1682	2744	1	2 Story	1928	10,665	42	\$ 355,000
Thornton	2	3	1320	1320	2	Tri-Level	1978	8,568	13	\$ 345,000
Denver	2	5	2247	2247	6	Multi-Level	1971	7,990	4	\$ 331,500
Aurora	3	5	1652	3304	2	Ranch/1 Story	1974	9,627	8	\$ 330,000
Denver	2	3	984	984	3	Ranch/1 Story	1955	8,768	2	\$ 307,000
Denver	1	2	745	745	3	Ranch/1 Story	1949	7,810	29	\$ 300,000
Denver	1	1	560	560	2	Ranch/1 Story	1891	6,350	18	\$ 163,000

Sampling of Data From The Multiple Listing Service For Single Family Homes Which Closed On 12/26/2019.

If you would like more information on one of the homes listed about, please email us or call us with the home information and we would be happy to send you the full MLS data sheet for that home.



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The Latest News From Your Real Estate Experts



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