

Highlands Ranch



Once home to nomadic tribes including the Cheyenne and Arapaho, and later a sprawling cattle ranch, Highlands Ranch has grown into one of the most successful master-planned communities in the West. The first homes in Highlands Ranch were built in 1981 and since then the community has grown exponentially. Highlands Ranch real estate now offers a range of housing options including single family homes, condos, townhomes, and multi-story mansions.

The Highlands Ranch Metro District maintains 22 parks, 4 off-leash dog areas, 70 miles of hiking and biking trails, and 2,200 acres of natural open space areas; in fact, the majority of homes for sale in Highlands Ranch are located a short walk from a park, open space, or trail. Community pools, skate parks, an outdoor in-line hockey rink, lighted tennis courts and ball fields, and community gardens round out the outdoor recreation choices. Residents enjoy magnificent views of the Rockies and nearby reservoirs seamlessly integrated with urban conveniences and shopping; those looking for real estate in Highlands Ranch can enjoy those same benefits.

With its distinct residential character and national acclaim, Highlands Ranch is considered a near perfect suburb and a wonderful place to live. It was recognized by *Forbes* as one of the top places to move in the nation, and *Business Week* named Highlands Ranch on of the best places to raise kids. House hunters can easily find accommodating price points—Highlands Ranch homes for sale average listing prices of about \$400,000.



More on next page

Current Quarter Averages

62

Days on Market

\$503.9K

Sold Price

\$495.9K

Listing Price

2.3

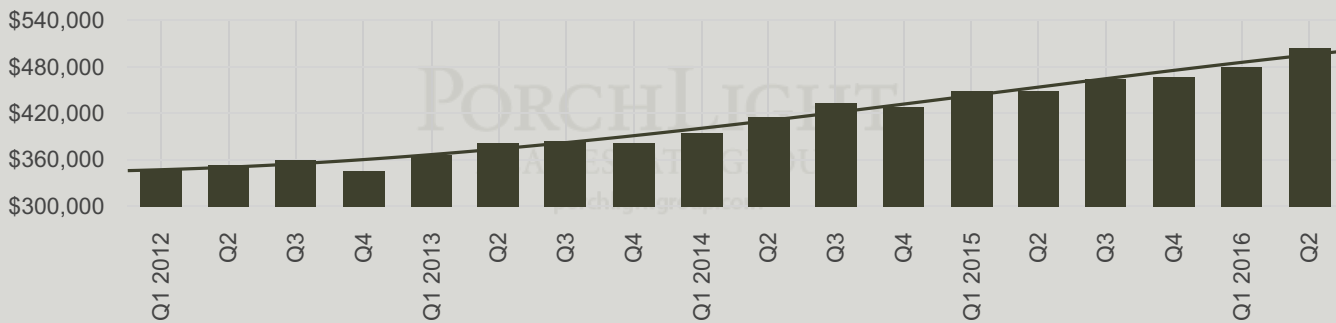
Months Supply

Statistics

Detached

Quarterly

YEAR	HOME SALES	AVG. SOLD PRICE	AVG. LIST PRICE	SOLD APPRECIATION	AVG. SOLD PRICE PER SQ.FT.	AVG. LIST PRICE PER SQ.FT.	AVG. DAYS ON MARKET	AVG. MONTHS SUPPLY
2012	1779	\$352,414	\$358,626	--	\$158	\$161	90	--
2013	2113	\$380,128	\$383,816	7.29% *	\$173	\$175	65	--
2014	1817	\$420,143	\$422,290	9.52% *	\$189	\$190	66	--
2015	1818	\$458,318	\$458,368	8.33% *	\$205	\$205	59	--
2016	0	--	--	--	--	--	--	--
Q1	291	\$480,082	\$481,355	1.1% *	\$212	\$213	76	1.97
Q2	503	\$503,869	\$495,931	3.34% *	\$223	\$219	62	2.28



*Compared to the same quarter of the previous year