

Local Market Update for October 2021

A Research Tool Provided by the Colorado Association of REALTORS®

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Second Congressional District

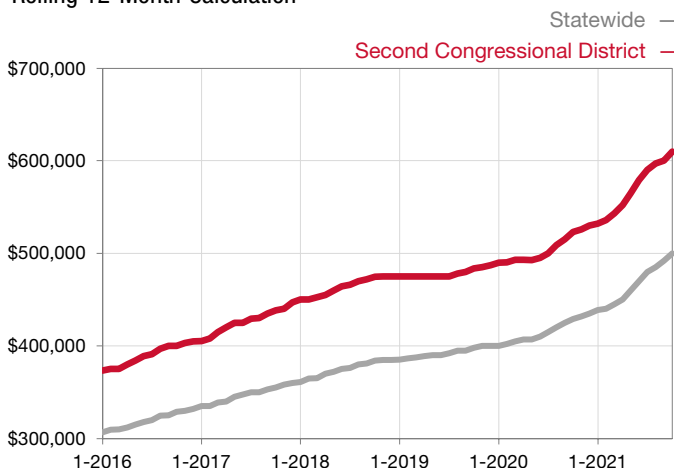
Single Family	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
New Listings	1,143	1,042	- 8.8%	12,753	12,081	- 5.3%
Sold Listings	1,440	1,133	- 21.3%	10,779	10,489	- 2.7%
Median Sales Price*	\$560,000	\$640,000	+ 14.3%	\$527,450	\$620,000	+ 17.5%
Average Sales Price*	\$863,546	\$1,031,248	+ 19.4%	\$743,733	\$916,965	+ 23.3%
Percent of List Price Received*	99.8%	101.0%	+ 1.2%	99.6%	103.1%	+ 3.5%
Days on Market Until Sale	45	27	- 40.0%	43	27	- 37.2%
Inventory of Homes for Sale	1,571	945	- 39.8%	--	--	--
Months Supply of Inventory	1.5	0.9	- 40.0%	--	--	--

* 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	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
New Listings	673	504	- 25.1%	6,704	6,473	- 3.4%
Sold Listings	823	588	- 28.6%	5,177	5,710	+ 10.3%
Median Sales Price*	\$445,000	\$510,000	+ 14.6%	\$394,018	\$450,000	+ 14.2%
Average Sales Price*	\$592,419	\$756,112	+ 27.6%	\$541,063	\$635,377	+ 17.4%
Percent of List Price Received*	99.0%	101.2%	+ 2.2%	98.8%	101.5%	+ 2.7%
Days on Market Until Sale	60	27	- 55.0%	56	38	- 32.1%
Inventory of Homes for Sale	1,158	599	- 48.3%	--	--	--
Months Supply of Inventory	2.3	1.0	- 56.5%	--	--	--

* 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

