

Local Market Update for May 2022

A Research Tool Provided by the Colorado Association of REALTORS®

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Second Congressional District

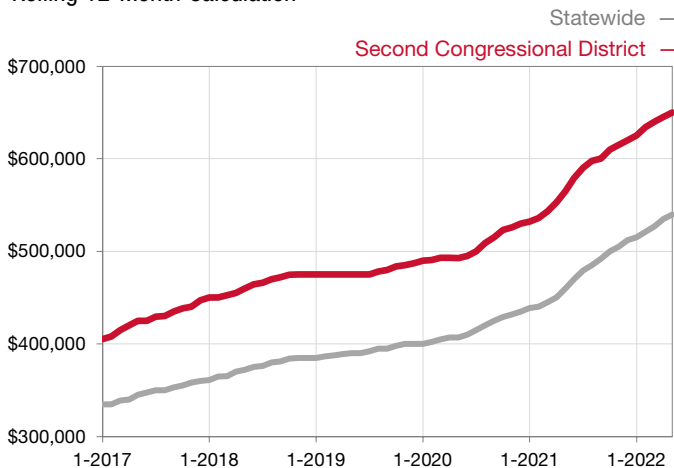
Single Family	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
New Listings	1,307	1,474	+ 12.8%	5,349	5,408	+ 1.1%
Sold Listings	1,063	1,028	- 3.3%	4,450	3,985	- 10.4%
Median Sales Price*	\$650,000	\$725,000	+ 11.5%	\$606,000	\$700,000	+ 15.5%
Average Sales Price*	\$922,882	\$1,029,824	+ 11.6%	\$906,368	\$1,031,268	+ 13.8%
Percent of List Price Received*	105.5%	105.4%	- 0.1%	103.2%	105.2%	+ 1.9%
Days on Market Until Sale	21	16	- 23.8%	33	22	- 33.3%
Inventory of Homes for Sale	954	1,133	+ 18.8%	--	--	--
Months Supply of Inventory	0.8	1.1	+ 37.5%	--	--	--

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

Townhouse/Condo	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
New Listings	674	644	- 4.5%	3,123	2,768	- 11.4%
Sold Listings	578	481	- 16.8%	2,549	2,078	- 18.5%
Median Sales Price*	\$450,000	\$540,000	+ 20.0%	\$430,500	\$518,500	+ 20.4%
Average Sales Price*	\$586,991	\$824,644	+ 40.5%	\$607,902	\$744,331	+ 22.4%
Percent of List Price Received*	102.8%	104.3%	+ 1.5%	101.1%	103.8%	+ 2.7%
Days on Market Until Sale	31	17	- 45.2%	47	23	- 51.1%
Inventory of Homes for Sale	741	676	- 8.8%	--	--	--
Months Supply of Inventory	1.2	1.3	+ 8.3%	--	--	--

* 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

