

Local Market Update for January 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Fifth Congressional District

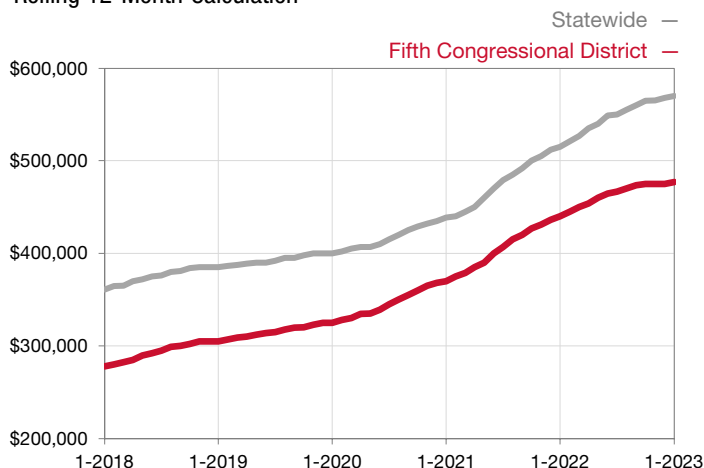
Single Family	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
New Listings	1,221	949	- 22.3%	1,221	949	- 22.3%
Sold Listings	1,087	746	- 31.4%	1,087	746	- 31.4%
Median Sales Price*	\$450,000	\$445,495	- 1.0%	\$450,000	\$445,495	- 1.0%
Average Sales Price*	\$507,858	\$519,667	+ 2.3%	\$507,858	\$519,667	+ 2.3%
Percent of List Price Received*	101.1%	98.0%	- 3.1%	101.1%	98.0%	- 3.1%
Days on Market Until Sale	19	54	+ 184.2%	19	54	+ 184.2%
Inventory of Homes for Sale	1,059	2,009	+ 89.7%	--	--	--
Months Supply of Inventory	0.7	1.6	+ 128.6%	--	--	--

* 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	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
New Listings	207	185	- 10.6%	207	185	- 10.6%
Sold Listings	161	96	- 40.4%	161	96	- 40.4%
Median Sales Price*	\$345,000	\$340,000	- 1.4%	\$345,000	\$340,000	- 1.4%
Average Sales Price*	\$346,443	\$352,448	+ 1.7%	\$346,443	\$352,448	+ 1.7%
Percent of List Price Received*	101.4%	98.9%	- 2.5%	101.4%	98.9%	- 2.5%
Days on Market Until Sale	18	42	+ 133.3%	18	42	+ 133.3%
Inventory of Homes for Sale	144	276	+ 91.7%	--	--	--
Months Supply of Inventory	0.7	1.5	+ 114.3%	--	--	--

* 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

