

Local Market Update for January 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Third Congressional District

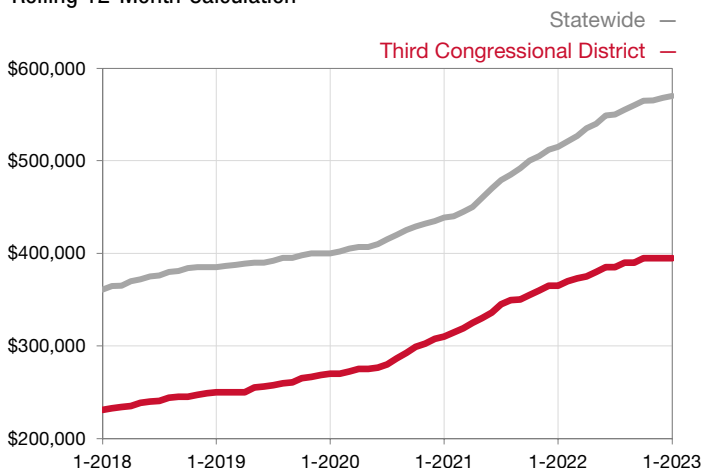
Single Family	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
New Listings	963	773	- 19.7%	963	773	- 19.7%
Sold Listings	841	501	- 40.4%	841	501	- 40.4%
Median Sales Price*	\$370,000	\$373,150	+ 0.9%	\$370,000	\$373,150	+ 0.9%
Average Sales Price*	\$616,445	\$651,949	+ 5.8%	\$616,445	\$651,949	+ 5.8%
Percent of List Price Received*	98.5%	96.7%	- 1.8%	98.5%	96.7%	- 1.8%
Days on Market Until Sale	76	90	+ 18.4%	76	90	+ 18.4%
Inventory of Homes for Sale	1,837	2,538	+ 38.2%	--	--	--
Months Supply of Inventory	1.5	2.7	+ 80.0%	--	--	--

* 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	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	192	117	- 39.1%	192	117	- 39.1%
Sold Listings	135	99	- 26.7%	135	99	- 26.7%
Median Sales Price*	\$466,000	\$497,500	+ 6.8%	\$466,000	\$497,500	+ 6.8%
Average Sales Price*	\$835,655	\$1,012,973	+ 21.2%	\$835,655	\$1,012,973	+ 21.2%
Percent of List Price Received*	99.5%	97.9%	- 1.6%	99.5%	97.9%	- 1.6%
Days on Market Until Sale	56	66	+ 17.9%	56	66	+ 17.9%
Inventory of Homes for Sale	241	391	+ 62.2%	--	--	--
Months Supply of Inventory	1.0	2.3	+ 130.0%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

