

Local Market Update for February 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



Arapahoe County

Contact the Aurora Association of REALTORS®, Denver Metro Association of REALTORS® or South Metro Denver REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

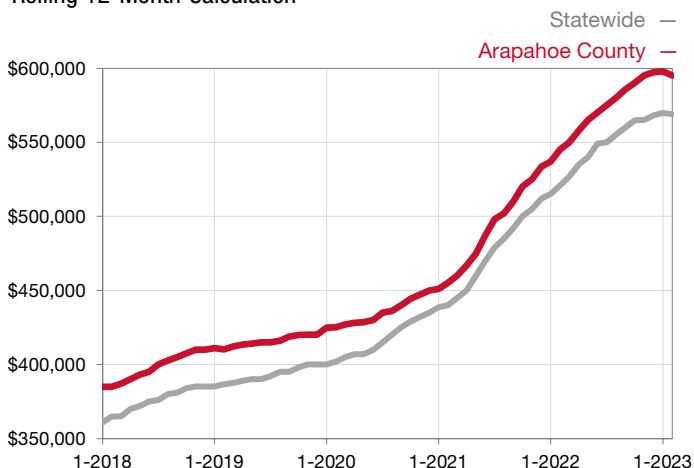
Single Family	February			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 02-2023	Percent Change from Previous Year
New Listings	592	448	- 24.3%	1,092	812	- 25.6%
Sold Listings	480	417	- 13.1%	890	701	- 21.2%
Median Sales Price*	\$575,000	\$550,000	- 4.3%	\$570,000	\$545,000	- 4.4%
Average Sales Price*	\$668,010	\$672,804	+ 0.7%	\$652,042	\$671,991	+ 3.1%
Percent of List Price Received*	104.6%	99.1%	- 5.3%	103.7%	98.7%	- 4.8%
Days on Market Until Sale	11	46	+ 318.2%	13	47	+ 261.5%
Inventory of Homes for Sale	240	433	+ 80.4%	--	--	--
Months Supply of Inventory	0.3	0.8	+ 166.7%	--	--	--

* 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	February			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 02-2023	Percent Change from Previous Year
New Listings	306	247	- 19.3%	580	434	- 25.2%
Sold Listings	273	178	- 34.8%	526	336	- 36.1%
Median Sales Price*	\$343,500	\$360,000	+ 4.8%	\$342,100	\$355,000	+ 3.8%
Average Sales Price*	\$369,286	\$382,572	+ 3.6%	\$365,472	\$381,440	+ 4.4%
Percent of List Price Received*	104.1%	99.1%	- 4.8%	103.3%	98.9%	- 4.3%
Days on Market Until Sale	11	36	+ 227.3%	12	38	+ 216.7%
Inventory of Homes for Sale	113	196	+ 73.5%	--	--	--
Months Supply of Inventory	0.3	0.7	+ 133.3%	--	--	--

* 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

