

Local Market Update for April 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Second Congressional District

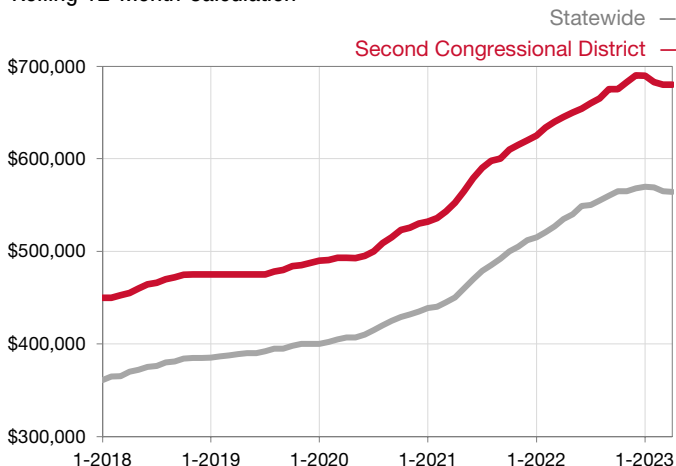
Single Family	April			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 04-2022	Thru 04-2023	Percent Change from Previous Year
New Listings	1,316	966	- 26.6%	3,935	3,238	- 17.7%
Sold Listings	974	672	- 31.0%	2,955	2,335	- 21.0%
Median Sales Price*	\$700,000	\$705,751	+ 0.8%	\$690,000	\$670,000	- 2.9%
Average Sales Price*	\$996,230	\$1,008,828	+ 1.3%	\$1,033,741	\$955,783	- 7.5%
Percent of List Price Received*	106.9%	99.4%	- 7.0%	105.1%	98.9%	- 5.9%
Days on Market Until Sale	18	40	+ 122.2%	25	52	+ 108.0%
Inventory of Homes for Sale	1,083	1,344	+ 24.1%	--	--	--
Months Supply of Inventory	1.1	1.8	+ 63.6%	--	--	--

* 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	April			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 04-2022	Thru 04-2023	Percent Change from Previous Year
New Listings	644	461	- 28.4%	2,134	1,590	- 25.5%
Sold Listings	479	373	- 22.1%	1,606	1,227	- 23.6%
Median Sales Price*	\$535,000	\$532,500	- 0.5%	\$514,988	\$529,000	+ 2.7%
Average Sales Price*	\$765,555	\$754,579	- 1.4%	\$719,980	\$774,636	+ 7.6%
Percent of List Price Received*	105.0%	99.3%	- 5.4%	103.7%	99.0%	- 4.5%
Days on Market Until Sale	17	34	+ 100.0%	25	53	+ 112.0%
Inventory of Homes for Sale	700	753	+ 7.6%	--	--	--
Months Supply of Inventory	1.3	2.0	+ 53.8%	--	--	--

* 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

