

Local Market Update for July 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Fourth Congressional District

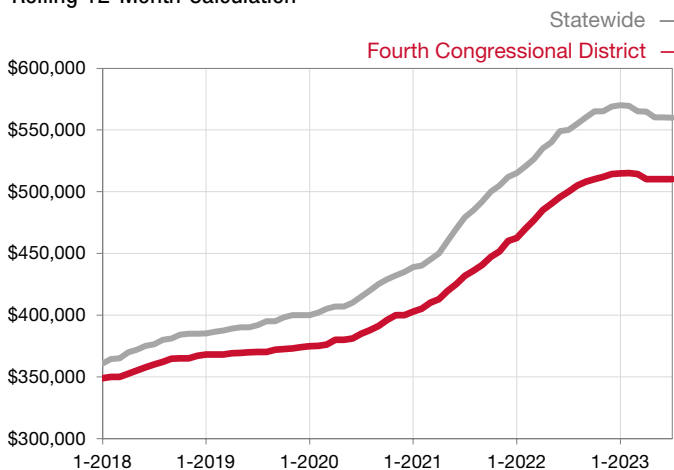
Single Family	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
New Listings	1,569	1,240	- 21.0%	9,993	8,091	- 19.0%
Sold Listings	1,034	846	- 18.2%	7,679	6,036	- 21.4%
Median Sales Price*	\$526,000	\$525,500	- 0.1%	\$520,000	\$515,000	- 1.0%
Average Sales Price*	\$588,455	\$601,781	+ 2.3%	\$573,996	\$578,772	+ 0.8%
Percent of List Price Received*	100.4%	99.3%	- 1.1%	102.2%	99.3%	- 2.8%
Days on Market Until Sale	33	52	+ 57.6%	38	63	+ 65.8%
Inventory of Homes for Sale	2,379	2,073	- 12.9%	--	--	--
Months Supply of Inventory	2.0	2.4	+ 20.0%	--	--	--

* 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	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
New Listings	243	273	+ 12.3%	1,625	1,621	- 0.2%
Sold Listings	213	172	- 19.2%	1,453	1,178	- 18.9%
Median Sales Price*	\$399,000	\$397,750	- 0.3%	\$385,000	\$400,000	+ 3.9%
Average Sales Price*	\$425,515	\$445,708	+ 4.7%	\$409,255	\$424,867	+ 3.8%
Percent of List Price Received*	101.7%	100.0%	- 1.7%	103.3%	100.0%	- 3.2%
Days on Market Until Sale	86	68	- 20.9%	72	78	+ 8.3%
Inventory of Homes for Sale	281	471	+ 67.6%	--	--	--
Months Supply of Inventory	1.3	2.8	+ 115.4%	--	--	--

* 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

