

Local Market Update for July 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Jefferson County

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

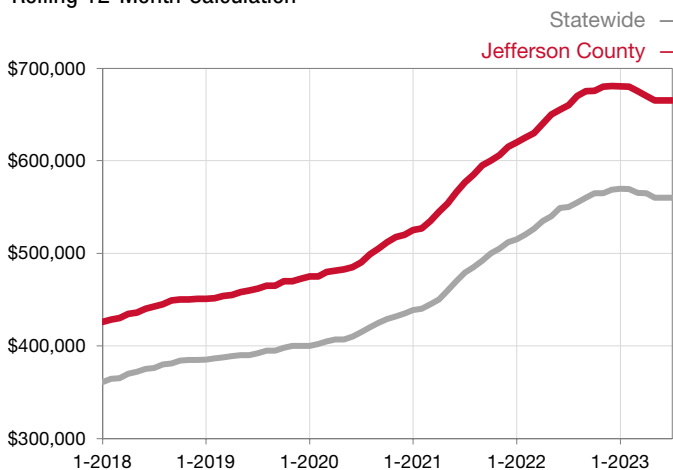
Single Family	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Key Metrics						
New Listings	862	621	- 28.0%	5,520	4,101	- 25.7%
Sold Listings	619	530	- 14.4%	4,142	3,388	- 18.2%
Median Sales Price*	\$700,000	\$700,000	0.0%	\$700,000	\$675,000	- 3.6%
Average Sales Price*	\$799,160	\$803,811	+ 0.6%	\$817,076	\$781,774	- 4.3%
Percent of List Price Received*	101.0%	100.3%	- 0.7%	105.5%	100.5%	- 4.7%
Days on Market Until Sale	12	19	+ 58.3%	11	26	+ 136.4%
Inventory of Homes for Sale	1,211	666	- 45.0%	--	--	--
Months Supply of Inventory	1.8	1.4	- 22.2%	--	--	--

* 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
Key Metrics						
New Listings	321	210	- 34.6%	1,959	1,522	- 22.3%
Sold Listings	253	223	- 11.9%	1,645	1,329	- 19.2%
Median Sales Price*	\$425,000	\$448,410	+ 5.5%	\$426,750	\$415,000	- 2.8%
Average Sales Price*	\$452,785	\$481,836	+ 6.4%	\$456,504	\$455,952	- 0.1%
Percent of List Price Received*	101.5%	100.1%	- 1.4%	105.1%	100.0%	- 4.9%
Days on Market Until Sale	14	24	+ 71.4%	11	28	+ 154.5%
Inventory of Homes for Sale	322	207	- 35.7%	--	--	--
Months Supply of Inventory	1.3	1.0	- 23.1%	--	--	--

* 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

