

Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Elbert County

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

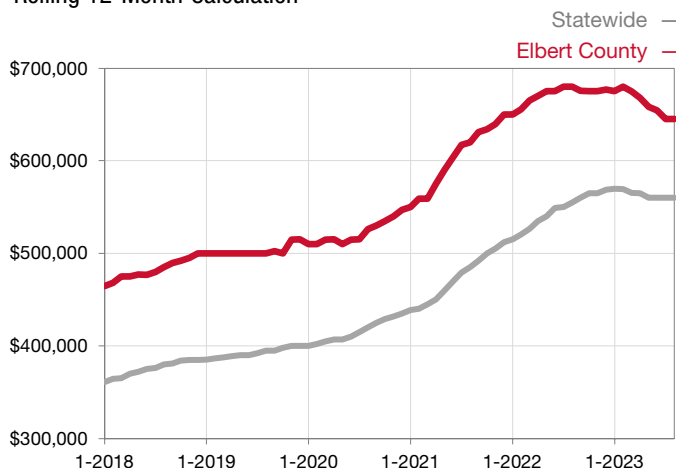
Single Family	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	62	70	+ 12.9%	585	522	- 10.8%
Sold Listings	41	64	+ 56.1%	430	395	- 8.1%
Median Sales Price*	\$685,478	\$666,192	- 2.8%	\$691,150	\$645,000	- 6.7%
Average Sales Price*	\$707,464	\$774,291	+ 9.4%	\$778,253	\$753,560	- 3.2%
Percent of List Price Received*	97.8%	98.5%	+ 0.7%	100.5%	98.6%	- 1.9%
Days on Market Until Sale	28	51	+ 82.1%	28	61	+ 117.9%
Inventory of Homes for Sale	215	142	- 34.0%	--	--	--
Months Supply of Inventory	3.8	3.0	- 21.1%	--	--	--

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

Townhouse/Condo	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	0	0	--	4	2	- 50.0%
Sold Listings	1	0	- 100.0%	3	1	- 66.7%
Median Sales Price*	\$310,000	\$0	- 100.0%	\$310,000	\$335,000	+ 8.1%
Average Sales Price*	\$310,000	\$0	- 100.0%	\$318,333	\$335,000	+ 5.2%
Percent of List Price Received*	100.0%	0.0%	- 100.0%	106.6%	98.6%	- 7.5%
Days on Market Until Sale	2	0	- 100.0%	3	6	+ 100.0%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.8	1.0	+ 25.0%	--	--	--

* 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

