

Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Fourth Congressional District

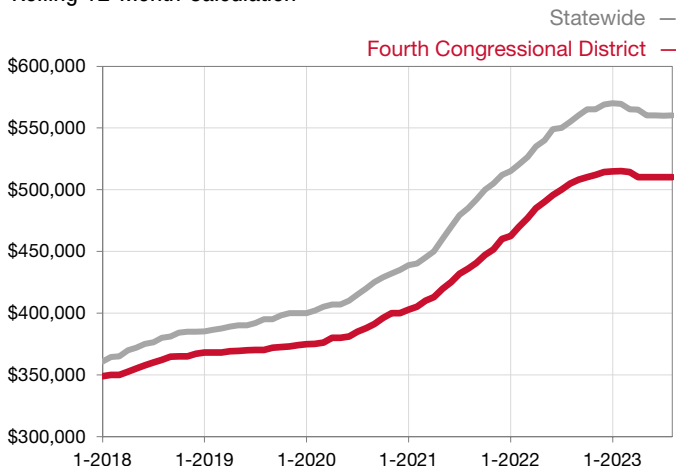
Single Family	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	1,389	1,231	- 11.4%	11,383	9,320	- 18.1%
Sold Listings	1,092	900	- 17.6%	8,771	6,955	- 20.7%
Median Sales Price*	\$510,590	\$525,000	+ 2.8%	\$520,000	\$515,940	- 0.8%
Average Sales Price*	\$559,135	\$576,813	+ 3.2%	\$572,149	\$578,293	+ 1.1%
Percent of List Price Received*	99.5%	98.9%	- 0.6%	101.9%	99.2%	- 2.6%
Days on Market Until Sale	40	52	+ 30.0%	38	61	+ 60.5%
Inventory of Homes for Sale	2,388	2,148	- 10.1%	--	--	--
Months Supply of Inventory	2.1	2.5	+ 19.0%	--	--	--

* 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	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	262	311	+ 18.7%	1,887	1,932	+ 2.4%
Sold Listings	214	232	+ 8.4%	1,667	1,413	- 15.2%
Median Sales Price*	\$395,000	\$420,000	+ 6.3%	\$387,179	\$405,000	+ 4.6%
Average Sales Price*	\$406,683	\$448,018	+ 10.2%	\$408,924	\$428,474	+ 4.8%
Percent of List Price Received*	100.7%	99.6%	- 1.1%	102.9%	99.9%	- 2.9%
Days on Market Until Sale	65	44	- 32.3%	71	72	+ 1.4%
Inventory of Homes for Sale	359	481	+ 34.0%	--	--	--
Months Supply of Inventory	1.6	2.8	+ 75.0%	--	--	--

* 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

