

Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Mesa County

Contact the Grand Junction Area REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

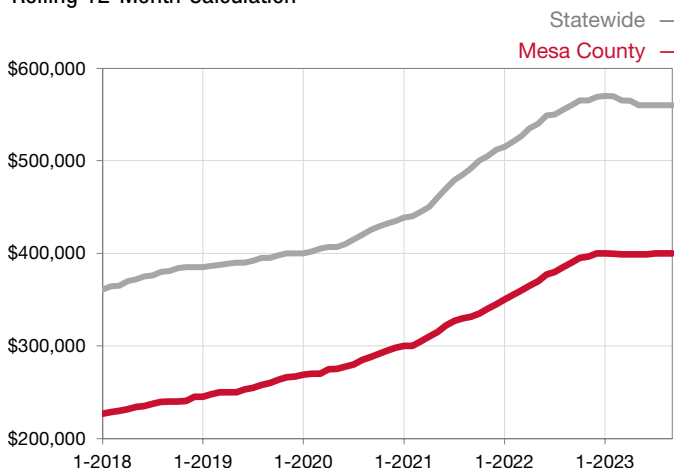
Single Family	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
New Listings	303	235	- 22.4%	3,056	2,305	- 24.6%
Sold Listings	254	190	- 25.2%	2,362	1,899	- 19.6%
Median Sales Price*	\$415,000	\$415,000	0.0%	\$402,000	\$405,000	+ 0.7%
Average Sales Price*	\$457,760	\$451,523	- 1.4%	\$447,340	\$449,148	+ 0.4%
Percent of List Price Received*	98.3%	98.4%	+ 0.1%	99.3%	98.3%	- 1.0%
Days on Market Until Sale	67	77	+ 14.9%	63	84	+ 33.3%
Inventory of Homes for Sale	688	506	- 26.5%	--	--	--
Months Supply of Inventory	2.5	2.5	0.0%	--	--	--

* 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	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
New Listings	40	23	- 42.5%	369	274	- 25.7%
Sold Listings	29	31	+ 6.9%	295	235	- 20.3%
Median Sales Price*	\$279,000	\$305,000	+ 9.3%	\$289,000	\$295,000	+ 2.1%
Average Sales Price*	\$321,380	\$308,130	- 4.1%	\$297,363	\$305,603	+ 2.8%
Percent of List Price Received*	98.9%	99.3%	+ 0.4%	99.9%	99.0%	- 0.9%
Days on Market Until Sale	52	57	+ 9.6%	52	65	+ 25.0%
Inventory of Homes for Sale	66	43	- 34.8%	--	--	--
Months Supply of Inventory	2.1	1.7	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

