

Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Not all agents are the same!



Boulder County

Contact the Boulder Area REALTOR® Association, Longmont Association of REALTORS® or Estes Park Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

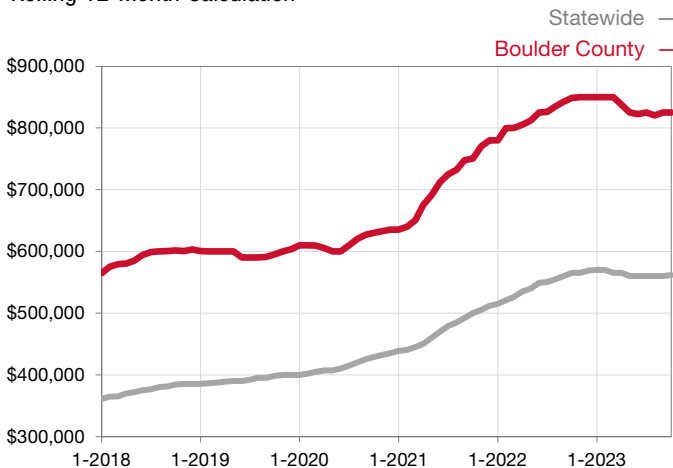
Single Family	October			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Key Metrics						
New Listings	286	269	- 5.9%	3,829	3,490	- 8.9%
Sold Listings	211	236	+ 11.8%	2,699	2,280	- 15.5%
Median Sales Price*	\$795,000	\$840,000	+ 5.7%	\$860,000	\$838,975	- 2.4%
Average Sales Price*	\$1,002,506	\$1,102,473	+ 10.0%	\$1,107,979	\$1,109,191	+ 0.1%
Percent of List Price Received*	97.6%	98.4%	+ 0.8%	103.1%	99.0%	- 4.0%
Days on Market Until Sale	46	53	+ 15.2%	33	49	+ 48.5%
Inventory of Homes for Sale	675	695	+ 3.0%	--	--	--
Months Supply of Inventory	2.5	3.2	+ 28.0%	--	--	--

* 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	October			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Key Metrics						
New Listings	112	123	+ 9.8%	1,565	1,408	- 10.0%
Sold Listings	94	84	- 10.6%	1,173	987	- 15.9%
Median Sales Price*	\$469,700	\$476,355	+ 1.4%	\$515,000	\$490,950	- 4.7%
Average Sales Price*	\$583,931	\$556,563	- 4.7%	\$625,599	\$565,349	- 9.6%
Percent of List Price Received*	98.2%	99.5%	+ 1.3%	102.2%	99.7%	- 2.4%
Days on Market Until Sale	50	68	+ 36.0%	44	53	+ 20.5%
Inventory of Homes for Sale	277	269	- 2.9%	--	--	--
Months Supply of Inventory	2.3	2.8	+ 21.7%	--	--	--

* 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

