

Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Fourth Congressional District

Single Family	October			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
New Listings	1,136	1,003	- 11.7%	13,764	11,381	- 17.3%
Sold Listings	905	730	- 19.3%	10,727	8,531	- 20.5%
Median Sales Price*	\$505,000	\$500,000	- 1.0%	\$517,500	\$515,000	- 0.5%
Average Sales Price*	\$568,614	\$561,843	- 1.2%	\$571,019	\$576,798	+ 1.0%
Percent of List Price Received*	98.6%	98.6%	0.0%	101.3%	99.1%	- 2.2%
Days on Market Until Sale	46	62	+ 34.8%	39	61	+ 56.4%
Inventory of Homes for Sale	2,457	2,205	- 10.3%	--	--	--
Months Supply of Inventory	2.3	2.7	+ 17.4%	--	--	--

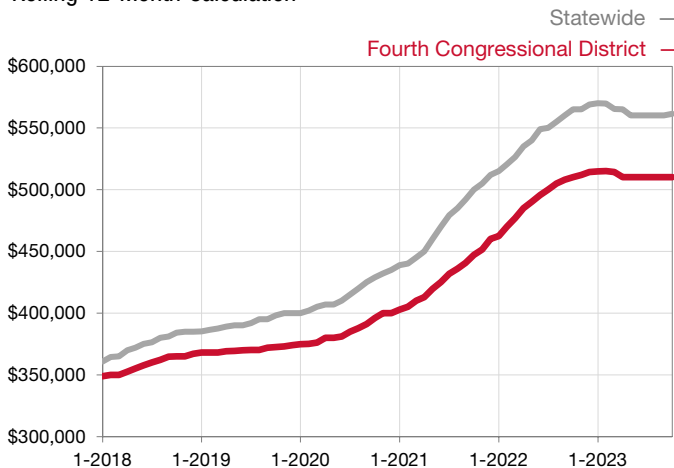
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	October			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
New Listings	190	212	+ 11.6%	2,295	2,370	+ 3.3%
Sold Listings	149	158	+ 6.0%	2,008	1,745	- 13.1%
Median Sales Price*	\$405,000	\$415,000	+ 2.5%	\$390,000	\$404,270	+ 3.7%
Average Sales Price*	\$425,052	\$425,507	+ 0.1%	\$411,121	\$428,133	+ 4.1%
Percent of List Price Received*	99.7%	99.4%	- 0.3%	102.4%	99.8%	- 2.5%
Days on Market Until Sale	73	67	- 8.2%	71	70	- 1.4%
Inventory of Homes for Sale	428	509	+ 18.9%	--	--	--
Months Supply of Inventory	2.0	3.0	+ 50.0%	--	--	--

* 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

