

# Local Market Update for November 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.

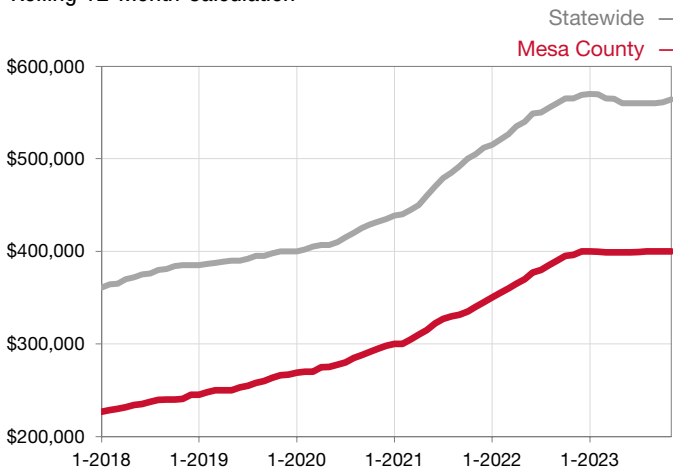
Single Family	November			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	201	192	- 4.5%	3,488	2,740	- 21.4%
Sold Listings	176	171	- 2.8%	2,769	2,242	- 19.0%
Median Sales Price*	\$385,000	<b>\$385,000</b>	0.0%	\$400,000	<b>\$402,000</b>	+ 0.5%
Average Sales Price*	\$432,712	<b>\$426,822</b>	- 1.4%	\$443,492	<b>\$445,807</b>	+ 0.5%
Percent of List Price Received*	97.4%	<b>98.0%</b>	+ 0.6%	99.1%	<b>98.2%</b>	- 0.9%
Days on Market Until Sale	77	<b>74</b>	- 3.9%	65	<b>82</b>	+ 26.2%
Inventory of Homes for Sale	647	<b>521</b>	- 19.5%	--	--	--
Months Supply of Inventory	2.5	<b>2.6</b>	+ 4.0%	--	--	--

\* 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	November			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	13	<b>37</b>	+ 184.6%	412	<b>340</b>	- 17.5%
Sold Listings	16	<b>13</b>	- 18.8%	343	<b>265</b>	- 22.7%
Median Sales Price*	\$273,500	<b>\$278,000</b>	+ 1.6%	\$280,000	<b>\$299,000</b>	+ 6.8%
Average Sales Price*	\$275,119	<b>\$315,685</b>	+ 14.7%	\$295,297	<b>\$311,059</b>	+ 5.3%
Percent of List Price Received*	97.9%	<b>100.1%</b>	+ 2.2%	99.7%	<b>99.0%</b>	- 0.7%
Days on Market Until Sale	77	<b>62</b>	- 19.5%	54	<b>67</b>	+ 24.1%
Inventory of Homes for Sale	65	<b>61</b>	- 6.2%	--	--	--
Months Supply of Inventory	2.1	<b>2.6</b>	+ 23.8%	--	--	--

\* 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

