

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



Arapahoe County

Contact the Aurora Association of REALTORS®, Denver Metro Association of REALTORS® or South Metro Denver REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

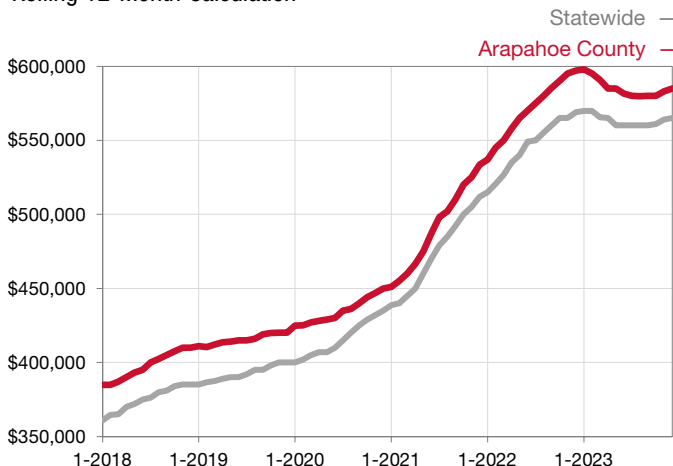
Single Family	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	233	248	+ 6.4%	8,428	6,367	- 24.5%
Sold Listings	398	380	- 4.5%	6,988	5,533	- 20.8%
Median Sales Price*	\$565,000	\$570,500	+ 1.0%	\$597,000	\$585,000	- 2.0%
Average Sales Price*	\$661,720	\$743,513	+ 12.4%	\$708,834	\$734,964	+ 3.7%
Percent of List Price Received*	98.2%	98.7%	+ 0.5%	102.4%	99.7%	- 2.6%
Days on Market Until Sale	44	41	- 6.8%	17	30	+ 76.5%
Inventory of Homes for Sale	955	633	- 33.7%	--	--	--
Months Supply of Inventory	1.6	1.4	- 12.5%	--	--	--

* 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	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	134	140	+ 4.5%	4,064	3,526	- 13.2%
Sold Listings	196	220	+ 12.2%	3,704	2,983	- 19.5%
Median Sales Price*	\$336,275	\$368,500	+ 9.6%	\$365,000	\$367,000	+ 0.5%
Average Sales Price*	\$351,447	\$392,417	+ 11.7%	\$384,381	\$388,359	+ 1.0%
Percent of List Price Received*	98.6%	98.6%	0.0%	102.6%	99.6%	- 2.9%
Days on Market Until Sale	33	39	+ 18.2%	14	25	+ 78.6%
Inventory of Homes for Sale	373	333	- 10.7%	--	--	--
Months Supply of Inventory	1.2	1.3	+ 8.3%	--	--	--

* 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

