

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Seventh Congressional District

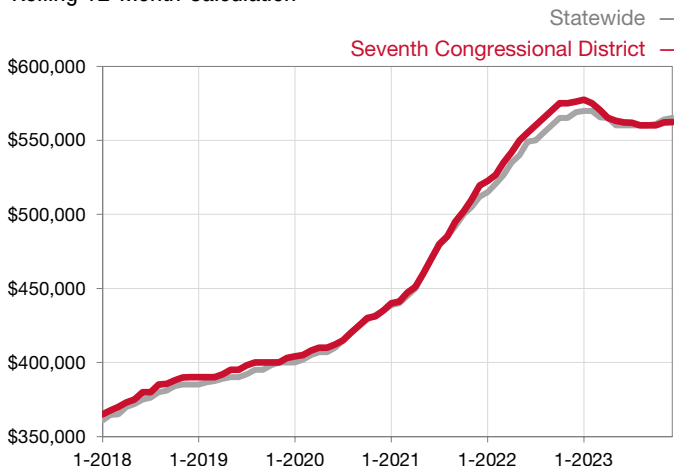
Single Family	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	336	351	+ 4.5%	9,905	8,135	- 17.9%
Sold Listings	474	492	+ 3.8%	8,138	6,998	- 14.0%
Median Sales Price*	\$545,500	\$545,000	- 0.1%	\$576,000	\$562,250	- 2.4%
Average Sales Price*	\$578,600	\$592,884	+ 2.5%	\$627,303	\$617,189	- 1.6%
Percent of List Price Received*	98.3%	98.8%	+ 0.5%	102.4%	99.8%	- 2.5%
Days on Market Until Sale	44	44	0.0%	18	33	+ 83.3%
Inventory of Homes for Sale	1,167	870	- 25.4%	--	--	--
Months Supply of Inventory	1.7	1.5	- 11.8%	--	--	--

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

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	150	114	- 24.0%	4,363	3,542	- 18.8%
Sold Listings	237	209	- 11.8%	3,960	3,144	- 20.6%
Median Sales Price*	\$360,000	\$367,000	+ 1.9%	\$375,000	\$375,000	0.0%
Average Sales Price*	\$387,252	\$396,877	+ 2.5%	\$395,600	\$396,964	+ 0.3%
Percent of List Price Received*	98.6%	99.0%	+ 0.4%	102.8%	99.8%	- 2.9%
Days on Market Until Sale	32	47	+ 46.9%	15	29	+ 93.3%
Inventory of Homes for Sale	471	329	- 30.1%	--	--	--
Months Supply of Inventory	1.4	1.3	- 7.1%	--	--	--

* 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

