

# Local Market Update for January 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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## Fourth Congressional District

Single Family	January			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
New Listings	775	930	+ 20.0%	775	930	+ 20.0%
Sold Listings	564	502	- 11.0%	564	502	- 11.0%
Median Sales Price*	\$485,000	\$490,000	+ 1.0%	\$485,000	\$490,000	+ 1.0%
Average Sales Price*	\$579,477	\$565,311	- 2.4%	\$579,477	\$565,311	- 2.4%
Percent of List Price Received*	98.4%	98.3%	- 0.1%	98.4%	98.3%	- 0.1%
Days on Market Until Sale	75	76	+ 1.3%	75	76	+ 1.3%
Inventory of Homes for Sale	1,727	1,649	- 4.5%	--	--	--
Months Supply of Inventory	1.7	2.0	+ 17.6%	--	--	--

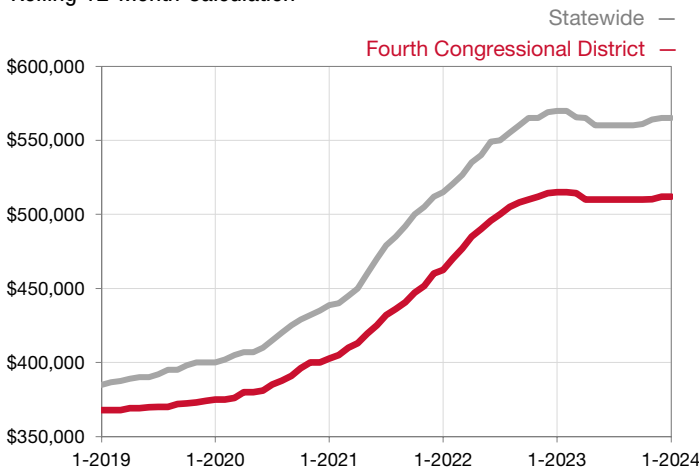
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	January			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
New Listings	145	167	+ 15.2%	145	167	+ 15.2%
Sold Listings	108	96	- 11.1%	108	96	- 11.1%
Median Sales Price*	\$394,728	\$381,840	- 3.3%	\$394,728	\$381,840	- 3.3%
Average Sales Price*	\$399,411	\$402,310	+ 0.7%	\$399,411	\$402,310	+ 0.7%
Percent of List Price Received*	99.5%	99.0%	- 0.5%	99.5%	99.0%	- 0.5%
Days on Market Until Sale	107	80	- 25.2%	107	80	- 25.2%
Inventory of Homes for Sale	398	377	- 5.3%	--	--	--
Months Supply of Inventory	2.2	2.2	0.0%	--	--	--

\* 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

