

# Local Market Update for January 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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## Seventh Congressional District

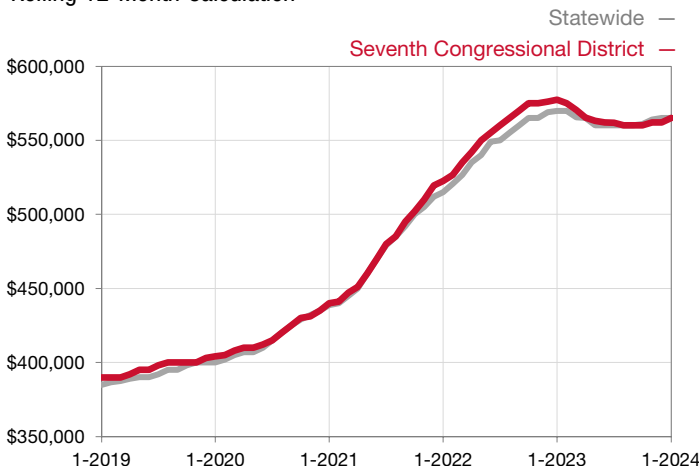
Single Family	January			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	472	545	+ 15.5%	472	545	+ 15.5%
Sold Listings	375	350	- 6.7%	375	350	- 6.7%
Median Sales Price*	\$525,000	\$550,000	+ 4.8%	\$525,000	\$550,000	+ 4.8%
Average Sales Price*	\$558,111	\$615,332	+ 10.3%	\$558,111	\$615,332	+ 10.3%
Percent of List Price Received*	98.4%	99.2%	+ 0.8%	98.4%	99.2%	+ 0.8%
Days on Market Until Sale	47	46	- 2.1%	47	46	- 2.1%
Inventory of Homes for Sale	1,015	812	- 20.0%	--	--	--
Months Supply of Inventory	1.5	1.4	- 6.7%	--	--	--

\* 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
<b>Key Metrics</b>						
New Listings	239	209	- 12.6%	239	209	- 12.6%
Sold Listings	175	129	- 26.3%	175	129	- 26.3%
Median Sales Price*	\$347,500	\$365,000	+ 5.0%	\$347,500	\$365,000	+ 5.0%
Average Sales Price*	\$381,169	\$371,861	- 2.4%	\$381,169	\$371,861	- 2.4%
Percent of List Price Received*	99.0%	99.4%	+ 0.4%	99.0%	99.4%	+ 0.4%
Days on Market Until Sale	39	41	+ 5.1%	39	41	+ 5.1%
Inventory of Homes for Sale	424	317	- 25.2%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--

\* 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

