

# Local Market Update for April 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



# Fourth Congressional District

## Single Family

Key Metrics	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
New Listings	1,260	<b>1,352</b>	+ 7.3%	4,063	<b>4,432</b>	+ 9.1%
Sold Listings	889	<b>904</b>	+ 1.7%	3,107	<b>2,971</b>	- 4.4%
Median Sales Price*	\$507,500	<b>\$535,000</b>	+ 5.4%	\$500,500	<b>\$514,945</b>	+ 2.9%
Average Sales Price*	\$562,284	<b>\$612,863</b>	+ 9.0%	\$562,351	<b>\$587,318</b>	+ 4.4%
Percent of List Price Received*	99.4%	<b>99.5%</b>	+ 0.1%	99.0%	<b>99.0%</b>	0.0%
Days on Market Until Sale	63	<b>60</b>	- 4.8%	73	<b>68</b>	- 6.8%
Inventory of Homes for Sale	1,728	<b>1,887</b>	+ 9.2%	--	--	--
Months Supply of Inventory	1.8	<b>2.3</b>	+ 27.8%	--	--	--

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

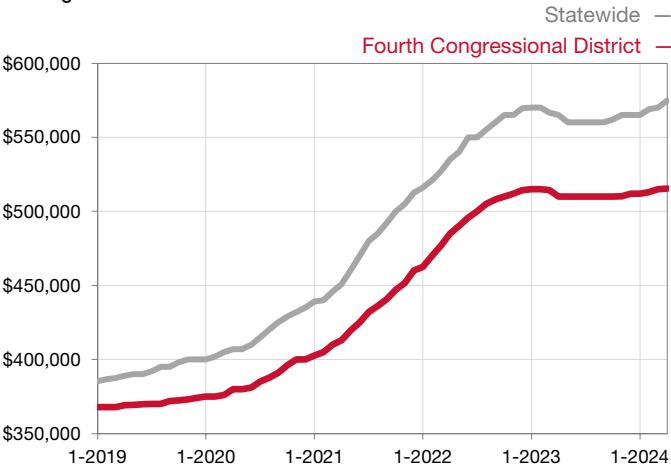
## Townhouse/Condo

Key Metrics	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
New Listings	240	<b>266</b>	+ 10.8%	826	<b>893</b>	+ 8.1%
Sold Listings	177	<b>196</b>	+ 10.7%	595	<b>610</b>	+ 2.5%
Median Sales Price*	\$420,000	<b>\$400,626</b>	- 4.6%	\$400,000	<b>\$395,000</b>	- 1.3%
Average Sales Price*	\$432,964	<b>\$410,894</b>	- 5.1%	\$413,679	<b>\$410,157</b>	- 0.9%
Percent of List Price Received*	100.2%	<b>99.5%</b>	- 0.7%	99.9%	<b>99.3%</b>	- 0.6%
Days on Market Until Sale	87	<b>87</b>	0.0%	97	<b>92</b>	- 5.2%
Inventory of Homes for Sale	449	<b>411</b>	- 8.5%	--	--	--
Months Supply of Inventory	2.5	<b>2.4</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.

### Median Sales Price – Single Family

Rolling 12-Month Calculation



### Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

