

Local Market Update for May 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Fourth Congressional District

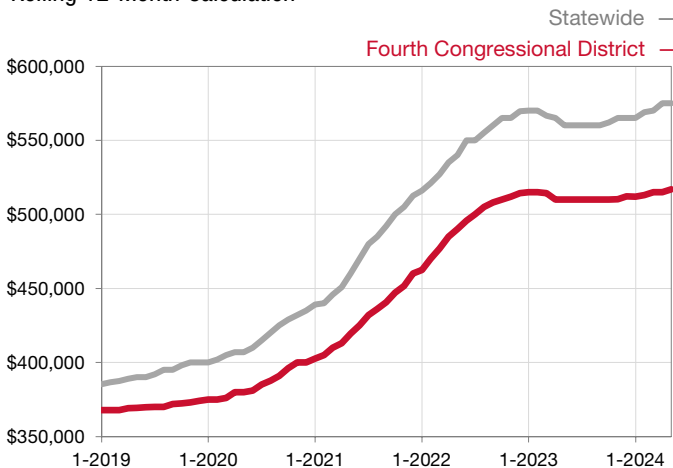
Single Family	May			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 05-2023	Thru 05-2024	Percent Change from Previous Year
New Listings	1,402	1,517	+ 8.2%	5,465	5,984	+ 9.5%
Sold Listings	1,031	1,022	- 0.9%	4,138	4,007	- 3.2%
Median Sales Price*	\$530,000	\$539,950	+ 1.9%	\$510,000	\$520,000	+ 2.0%
Average Sales Price*	\$591,412	\$619,034	+ 4.7%	\$569,592	\$594,755	+ 4.4%
Percent of List Price Received*	99.9%	99.4%	- 0.5%	99.2%	99.1%	- 0.1%
Days on Market Until Sale	54	57	+ 5.6%	68	65	- 4.4%
Inventory of Homes for Sale	1,965	2,220	+ 13.0%	--	--	--
Months Supply of Inventory	2.1	2.8	+ 33.3%	--	--	--

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

Townhouse/Condo	May			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 05-2023	Thru 05-2024	Percent Change from Previous Year
New Listings	246	332	+ 35.0%	1,072	1,238	+ 15.5%
Sold Listings	211	203	- 3.8%	806	815	+ 1.1%
Median Sales Price*	\$415,000	\$409,900	- 1.2%	\$403,655	\$399,990	- 0.9%
Average Sales Price*	\$446,322	\$430,959	- 3.4%	\$422,224	\$416,167	- 1.4%
Percent of List Price Received*	100.0%	99.5%	- 0.5%	99.9%	99.4%	- 0.5%
Days on Market Until Sale	55	73	+ 32.7%	86	88	+ 2.3%
Inventory of Homes for Sale	469	508	+ 8.3%	--	--	--
Months Supply of Inventory	2.7	3.0	+ 11.1%	--	--	--

* 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

