

Local Market Update for June 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Eighth Congressional District

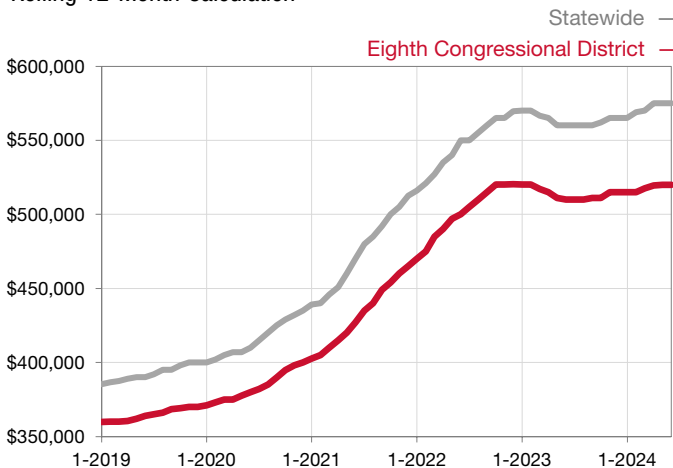
Single Family	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 06-2024	Percent Change from Previous Year
Key Metrics						
New Listings	1,038	1,040	+ 0.2%	5,322	5,721	+ 7.5%
Sold Listings	824	732	- 11.2%	4,334	4,146	- 4.3%
Median Sales Price*	\$528,170	\$529,000	+ 0.2%	\$510,000	\$520,000	+ 2.0%
Average Sales Price*	\$557,645	\$555,446	- 0.4%	\$541,732	\$552,799	+ 2.0%
Percent of List Price Received*	100.0%	99.7%	- 0.3%	99.7%	99.6%	- 0.1%
Days on Market Until Sale	31	37	+ 19.4%	44	47	+ 6.8%
Inventory of Homes for Sale	1,523	1,614	+ 6.0%	--	--	--
Months Supply of Inventory	2.1	2.4	+ 14.3%	--	--	--

* 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	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 06-2024	Percent Change from Previous Year
Key Metrics						
New Listings	191	194	+ 1.6%	1,091	1,073	- 1.6%
Sold Listings	149	132	- 11.4%	921	741	- 19.5%
Median Sales Price*	\$393,000	\$357,000	- 9.2%	\$387,000	\$375,000	- 3.1%
Average Sales Price*	\$393,593	\$359,302	- 8.7%	\$391,134	\$374,913	- 4.1%
Percent of List Price Received*	100.1%	99.6%	- 0.5%	100.0%	99.6%	- 0.4%
Days on Market Until Sale	30	39	+ 30.0%	40	45	+ 12.5%
Inventory of Homes for Sale	268	327	+ 22.0%	--	--	--
Months Supply of Inventory	1.7	2.6	+ 52.9%	--	--	--

* 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

