

Local Market Update for June 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Second Congressional District

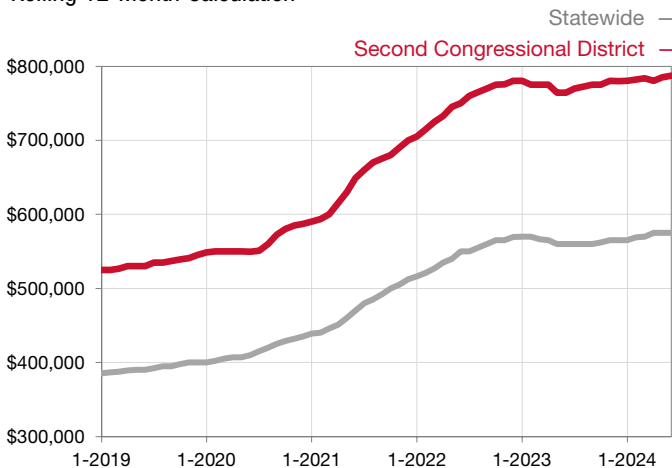
Single Family	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 06-2024	Percent Change from Previous Year
New Listings	1,398	1,385	- 0.9%	5,440	6,223	+ 14.4%
Sold Listings	754	677	- 10.2%	3,397	3,649	+ 7.4%
Median Sales Price*	\$775,000	\$800,000	+ 3.2%	\$775,000	\$787,000	+ 1.5%
Average Sales Price*	\$1,109,511	\$1,085,093	- 2.2%	\$1,100,915	\$1,143,156	+ 3.8%
Percent of List Price Received*	99.3%	98.9%	- 0.4%	98.9%	98.5%	- 0.4%
Days on Market Until Sale	54	53	- 1.9%	60	62	+ 3.3%
Inventory of Homes for Sale	2,254	2,691	+ 19.4%	--	--	--
Months Supply of Inventory	3.5	4.3	+ 22.9%	--	--	--

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

Townhouse/Condo	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 06-2024	Percent Change from Previous Year
New Listings	698	722	+ 3.4%	3,019	3,599	+ 19.2%
Sold Listings	374	330	- 11.8%	2,101	2,131	+ 1.4%
Median Sales Price*	\$545,000	\$511,750	- 6.1%	\$550,500	\$574,534	+ 4.4%
Average Sales Price*	\$704,832	\$700,221	- 0.7%	\$784,672	\$859,334	+ 9.5%
Percent of List Price Received*	99.1%	98.5%	- 0.6%	99.1%	98.5%	- 0.6%
Days on Market Until Sale	45	55	+ 22.2%	58	66	+ 13.8%
Inventory of Homes for Sale	1,393	1,768	+ 26.9%	--	--	--
Months Supply of Inventory	3.7	4.6	+ 24.3%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

