

Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Elbert County

Contact the Denver Metro Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

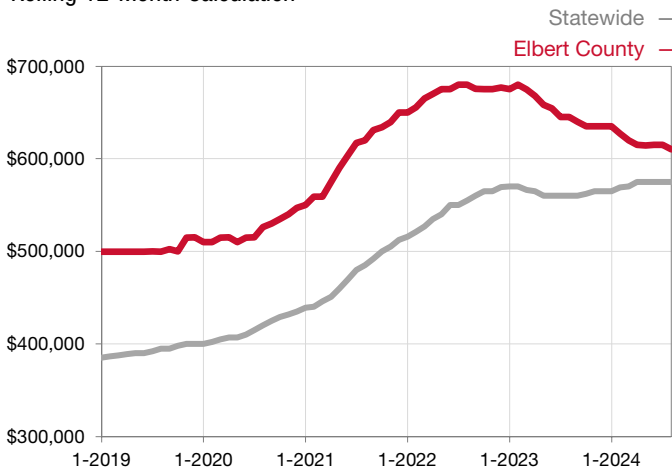
Single Family	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Key Metrics						
New Listings	69	86	+ 24.6%	521	651	+ 25.0%
Sold Listings	65	57	- 12.3%	396	442	+ 11.6%
Median Sales Price*	\$667,384	\$637,295	- 4.5%	\$645,000	\$620,000	- 3.9%
Average Sales Price*	\$781,763	\$684,503	- 12.4%	\$754,839	\$692,688	- 8.2%
Percent of List Price Received*	98.5%	98.8%	+ 0.3%	98.6%	98.6%	0.0%
Days on Market Until Sale	52	44	- 15.4%	61	44	- 27.9%
Inventory of Homes for Sale	170	213	+ 25.3%	--	--	--
Months Supply of Inventory	3.6	4.3	+ 19.4%	--	--	--

* 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	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Key Metrics						
New Listings	0	0	--	2	0	- 100.0%
Sold Listings	0	0	--	1	2	+ 100.0%
Median Sales Price*	\$0	\$0	--	\$335,000	\$387,500	+ 15.7%
Average Sales Price*	\$0	\$0	--	\$335,000	\$387,500	+ 15.7%
Percent of List Price Received*	0.0%	0.0%	--	98.6%	98.8%	+ 0.2%
Days on Market Until Sale	0	0	--	6	91	+ 1416.7%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	1.0	1.0	0.0%	--	--	--

* 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

