

# Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®

## Logan County

Contact the Logan County Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

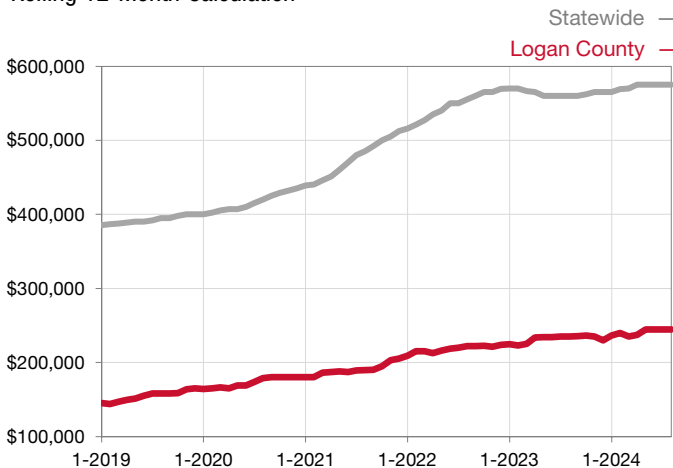
| Single Family                   | August    |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
|                                 | 2023      | 2024             | Percent Change from Previous Year | Thru 08-2023 | Thru 08-2024     | Percent Change from Previous Year |
| <b>Key Metrics</b>              |           |                  |                                   |              |                  |                                   |
| New Listings                    | 30        | 20               | - 33.3%                           | 217          | 186              | - 14.3%                           |
| Sold Listings                   | 23        | 23               | 0.0%                              | 156          | 150              | - 3.8%                            |
| Median Sales Price*             | \$226,000 | <b>\$225,000</b> | - 0.4%                            | \$234,000    | <b>\$249,950</b> | + 6.8%                            |
| Average Sales Price*            | \$244,687 | <b>\$252,030</b> | + 3.0%                            | \$254,077    | <b>\$259,942</b> | + 2.3%                            |
| Percent of List Price Received* | 97.2%     | <b>95.1%</b>     | - 2.2%                            | 97.1%        | <b>96.2%</b>     | - 0.9%                            |
| Days on Market Until Sale       | 57        | <b>67</b>        | + 17.5%                           | 74           | <b>83</b>        | + 12.2%                           |
| Inventory of Homes for Sale     | 68        | <b>53</b>        | - 22.1%                           | --           | --               | --                                |
| Months Supply of Inventory      | 3.5       | <b>2.8</b>       | - 20.0%                           | --           | --               | --                                |

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

| Townhouse/Condo                 | August    |             |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|-------------|-----------------------------------|--------------|------------------|-----------------------------------|
|                                 | 2023      | 2024        | Percent Change from Previous Year | Thru 08-2023 | Thru 08-2024     | Percent Change from Previous Year |
| <b>Key Metrics</b>              |           |             |                                   |              |                  |                                   |
| New Listings                    | 1         | 3           | + 200.0%                          | 8            | 6                | - 25.0%                           |
| Sold Listings                   | 1         | 0           | - 100.0%                          | 5            | 5                | 0.0%                              |
| Median Sales Price*             | \$133,000 | <b>\$0</b>  | - 100.0%                          | \$272,500    | <b>\$295,000</b> | + 8.3%                            |
| Average Sales Price*            | \$133,000 | <b>\$0</b>  | - 100.0%                          | \$215,300    | <b>\$270,001</b> | + 25.4%                           |
| Percent of List Price Received* | 102.3%    | <b>0.0%</b> | - 100.0%                          | 99.9%        | <b>99.6%</b>     | - 0.3%                            |
| Days on Market Until Sale       | 34        | 0           | - 100.0%                          | 42           | 41               | - 2.4%                            |
| Inventory of Homes for Sale     | 3         | 2           | - 33.3%                           | --           | --               | --                                |
| Months Supply of Inventory      | 2.1       | <b>1.5</b>  | - 28.6%                           | --           | --               | --                                |

\* 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

