

# Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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## Douglas County

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

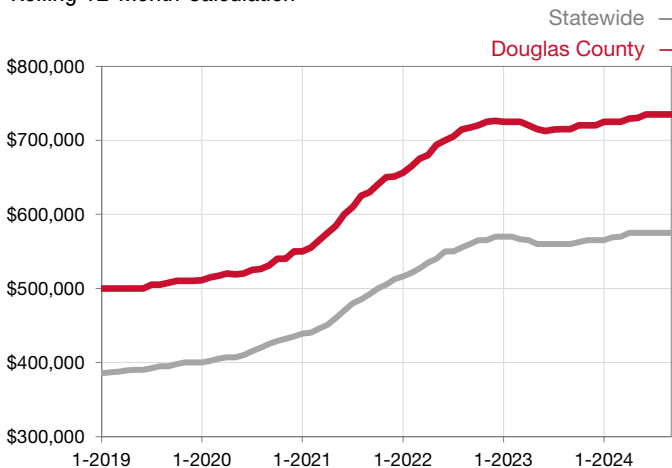
Single Family	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	551	611	+ 10.9%	5,055	5,894	+ 16.6%
Sold Listings	397	410	+ 3.3%	4,013	4,126	+ 2.8%
Median Sales Price*	\$719,900	\$725,000	+ 0.7%	\$717,300	\$737,500	+ 2.8%
Average Sales Price*	\$815,800	\$855,475	+ 4.9%	\$842,214	\$874,389	+ 3.8%
Percent of List Price Received*	98.9%	98.8%	- 0.1%	99.4%	99.2%	- 0.2%
Days on Market Until Sale	33	47	+ 42.4%	36	40	+ 11.1%
Inventory of Homes for Sale	1,226	1,458	+ 18.9%	--	--	--
Months Supply of Inventory	2.9	3.4	+ 17.2%	--	--	--

\* 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	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	134	112	- 16.4%	992	970	- 2.2%
Sold Listings	81	77	- 4.9%	826	679	- 17.8%
Median Sales Price*	\$514,990	\$480,000	- 6.8%	\$500,000	\$479,000	- 4.2%
Average Sales Price*	\$523,294	\$511,233	- 2.3%	\$513,337	\$501,623	- 2.3%
Percent of List Price Received*	99.2%	98.8%	- 0.4%	99.2%	99.1%	- 0.1%
Days on Market Until Sale	32	48	+ 50.0%	40	42	+ 5.0%
Inventory of Homes for Sale	230	251	+ 9.1%	--	--	--
Months Supply of Inventory	2.6	3.2	+ 23.1%	--	--	--

\* 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

