

Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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First Congressional District

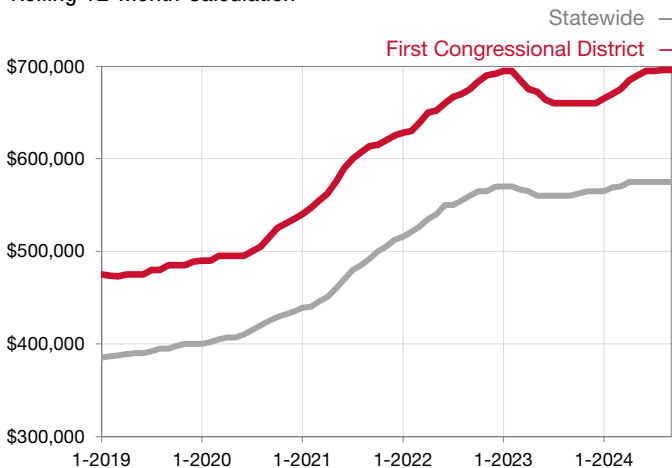
Single Family	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Key Metrics						
New Listings	616	741	+ 20.3%	5,369	6,657	+ 24.0%
Sold Listings	407	432	+ 6.1%	4,071	4,354	+ 7.0%
Median Sales Price*	\$659,925	\$680,000	+ 3.0%	\$665,000	\$703,000	+ 5.7%
Average Sales Price*	\$870,290	\$818,694	- 5.9%	\$866,743	\$883,624	+ 1.9%
Percent of List Price Received*	99.4%	98.7%	- 0.7%	99.8%	99.3%	- 0.5%
Days on Market Until Sale	24	36	+ 50.0%	26	31	+ 19.2%
Inventory of Homes for Sale	1,246	1,477	+ 18.5%	--	--	--
Months Supply of Inventory	2.9	3.3	+ 13.8%	--	--	--

* 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
Key Metrics						
New Listings	541	540	- 0.2%	4,510	4,754	+ 5.4%
Sold Listings	343	252	- 26.5%	3,252	2,631	- 19.1%
Median Sales Price*	\$430,000	\$399,000	- 7.2%	\$432,250	\$415,000	- 4.0%
Average Sales Price*	\$540,388	\$507,734	- 6.0%	\$546,821	\$533,139	- 2.5%
Percent of List Price Received*	98.8%	97.8%	- 1.0%	99.5%	98.6%	- 0.9%
Days on Market Until Sale	35	59	+ 68.6%	32	46	+ 43.8%
Inventory of Homes for Sale	1,182	1,485	+ 25.6%	--	--	--
Months Supply of Inventory	3.4	5.1	+ 50.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

