

# Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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## Fourth Congressional District

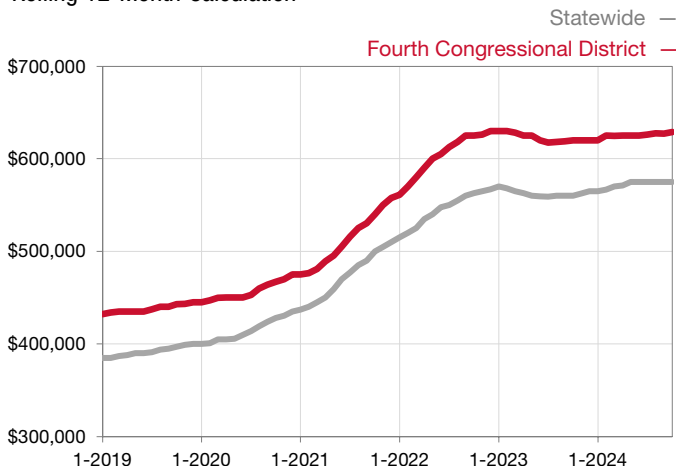
Single Family	October			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
New Listings	900	1,187	+ 31.9%	11,305	12,883	+ 14.0%
Sold Listings	753	904	+ 20.1%	8,877	8,979	+ 1.1%
Median Sales Price*	\$616,500	\$630,000	+ 2.2%	\$624,000	\$630,000	+ 1.0%
Average Sales Price*	\$698,128	\$700,903	+ 0.4%	\$687,947	\$714,137	+ 3.8%
Percent of List Price Received*	98.4%	98.3%	- 0.1%	98.9%	98.9%	0.0%
Days on Market Until Sale	51	60	+ 17.6%	51	52	+ 2.0%
Inventory of Homes for Sale	2,589	3,008	+ 16.2%	--	--	--
Months Supply of Inventory	3.0	3.5	+ 16.7%	--	--	--

\* 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	October			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
New Listings	168	148	- 11.9%	1,739	1,664	- 4.3%
Sold Listings	132	98	- 25.8%	1,413	1,151	- 18.5%
Median Sales Price*	\$459,748	\$420,528	- 8.5%	\$464,990	\$445,000	- 4.3%
Average Sales Price*	\$488,305	\$454,508	- 6.9%	\$481,575	\$469,005	- 2.6%
Percent of List Price Received*	99.3%	99.1%	- 0.2%	99.6%	99.2%	- 0.4%
Days on Market Until Sale	46	55	+ 19.6%	56	60	+ 7.1%
Inventory of Homes for Sale	391	412	+ 5.4%	--	--	--
Months Supply of Inventory	2.9	3.6	+ 24.1%	--	--	--

\* 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

