

Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Sixth Congressional District

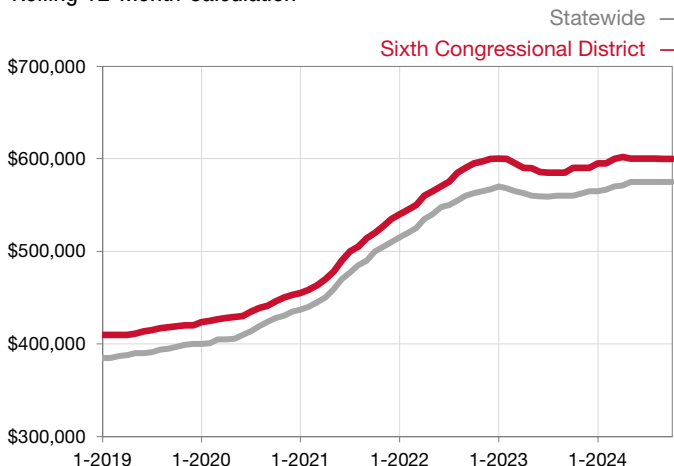
Single Family	October			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
New Listings	541	713	+ 31.8%	6,305	7,495	+ 18.9%
Sold Listings	434	558	+ 28.6%	5,207	5,513	+ 5.9%
Median Sales Price*	\$625,000	\$599,000	- 4.2%	\$594,000	\$600,000	+ 1.0%
Average Sales Price*	\$718,629	\$755,259	+ 5.1%	\$734,187	\$738,661	+ 0.6%
Percent of List Price Received*	99.5%	99.0%	- 0.5%	99.9%	99.5%	- 0.4%
Days on Market Until Sale	30	43	+ 43.3%	30	34	+ 13.3%
Inventory of Homes for Sale	1,232	1,548	+ 25.6%	--	--	--
Months Supply of Inventory	2.4	2.9	+ 20.8%	--	--	--

* 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	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	292	349	+ 19.5%	3,532	3,897	+ 10.3%
Sold Listings	237	227	- 4.2%	2,909	2,546	- 12.5%
Median Sales Price*	\$380,000	\$375,000	- 1.3%	\$375,000	\$375,000	0.0%
Average Sales Price*	\$393,168	\$387,811	- 1.4%	\$391,263	\$393,080	+ 0.5%
Percent of List Price Received*	99.2%	99.2%	0.0%	99.8%	99.2%	- 0.6%
Days on Market Until Sale	28	44	+ 57.1%	25	36	+ 44.0%
Inventory of Homes for Sale	628	944	+ 50.3%	--	--	--
Months Supply of Inventory	2.2	3.8	+ 72.7%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

