

Local Market Update for November 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Denver County

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

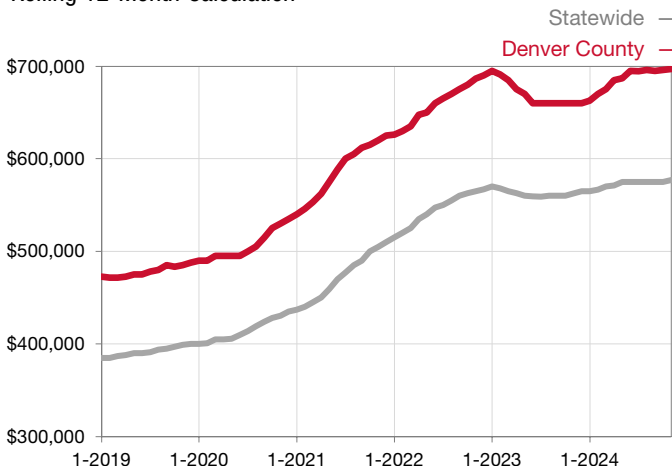
Single Family	November			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 11-2023	Thru 11-2024	Percent Change from Previous Year
Key Metrics						
New Listings	353	360	+ 2.0%	6,225	7,661	+ 23.1%
Sold Listings	318	454	+ 42.8%	4,755	5,313	+ 11.7%
Median Sales Price*	\$661,751	\$690,000	+ 4.3%	\$663,000	\$700,000	+ 5.6%
Average Sales Price*	\$833,733	\$858,947	+ 3.0%	\$861,986	\$877,353	+ 1.8%
Percent of List Price Received*	98.2%	98.6%	+ 0.4%	99.6%	99.1%	- 0.5%
Days on Market Until Sale	37	43	+ 16.2%	27	33	+ 22.2%
Inventory of Homes for Sale	1,155	1,190	+ 3.0%	--	--	--
Months Supply of Inventory	2.7	2.5	- 7.4%	--	--	--

* 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	November			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 11-2023	Thru 11-2024	Percent Change from Previous Year
Key Metrics						
New Listings	258	270	+ 4.7%	5,224	5,475	+ 4.8%
Sold Listings	274	222	- 19.0%	3,856	3,116	- 19.2%
Median Sales Price*	\$434,500	\$450,000	+ 3.6%	\$435,000	\$415,000	- 4.6%
Average Sales Price*	\$538,677	\$539,331	+ 0.1%	\$546,293	\$534,523	- 2.2%
Percent of List Price Received*	98.4%	97.9%	- 0.5%	99.4%	98.6%	- 0.8%
Days on Market Until Sale	40	69	+ 72.5%	32	49	+ 53.1%
Inventory of Homes for Sale	1,117	1,269	+ 13.6%	--	--	--
Months Supply of Inventory	3.3	4.5	+ 36.4%	--	--	--

* 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

