

Local Market Update for November 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Eighth Congressional District

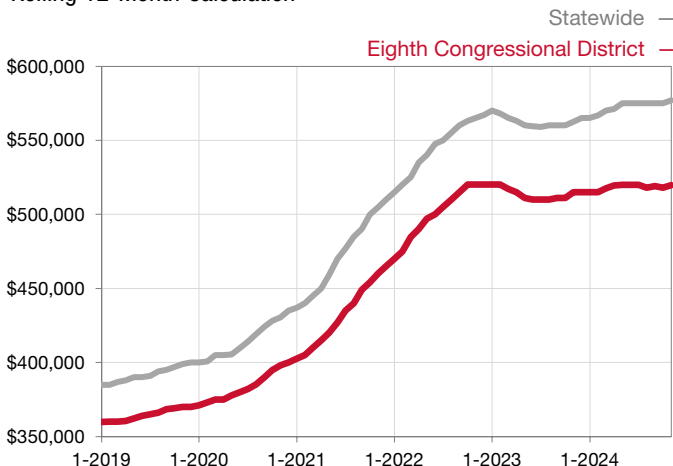
Single Family	November			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 11-2023	Thru 11-2024	Percent Change from Previous Year
New Listings	574	675	+ 17.6%	9,351	10,175	+ 8.8%
Sold Listings	575	604	+ 5.0%	7,563	7,628	+ 0.9%
Median Sales Price*	\$517,000	\$524,995	+ 1.5%	\$515,000	\$520,000	+ 1.0%
Average Sales Price*	\$545,337	\$555,188	+ 1.8%	\$548,682	\$552,173	+ 0.6%
Percent of List Price Received*	99.0%	98.9%	- 0.1%	99.5%	99.5%	0.0%
Days on Market Until Sale	50	52	+ 4.0%	43	47	+ 9.3%
Inventory of Homes for Sale	1,688	1,699	+ 0.7%	--	--	--
Months Supply of Inventory	2.5	2.5	0.0%	--	--	--

* 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
New Listings	91	121	+ 33.0%	1,869	1,953	+ 4.5%
Sold Listings	105	119	+ 13.3%	1,588	1,361	- 14.3%
Median Sales Price*	\$385,850	\$397,000	+ 2.9%	\$385,925	\$377,400	- 2.2%
Average Sales Price*	\$369,774	\$414,678	+ 12.1%	\$391,102	\$379,906	- 2.9%
Percent of List Price Received*	99.2%	99.3%	+ 0.1%	99.8%	99.4%	- 0.4%
Days on Market Until Sale	51	54	+ 5.9%	41	45	+ 9.8%
Inventory of Homes for Sale	309	362	+ 17.2%	--	--	--
Months Supply of Inventory	2.2	3.0	+ 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

