

Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



Arapahoe County

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

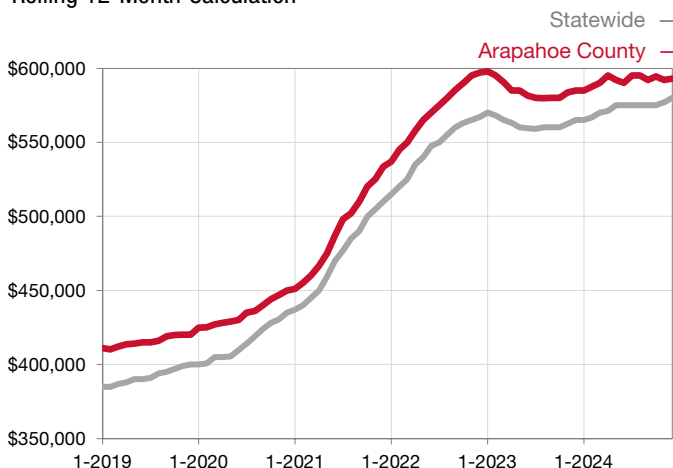
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	250	236	- 5.6%	6,365	7,089	+ 11.4%
Sold Listings	380	437	+ 15.0%	5,535	5,712	+ 3.2%
Median Sales Price*	\$570,500	\$575,000	+ 0.8%	\$585,000	\$592,960	+ 1.4%
Average Sales Price*	\$743,942	\$675,495	- 9.2%	\$735,582	\$738,633	+ 0.4%
Percent of List Price Received*	98.7%	98.7%	0.0%	99.7%	99.4%	- 0.3%
Days on Market Until Sale	42	55	+ 31.0%	30	35	+ 16.7%
Inventory of Homes for Sale	854	817	- 4.3%	--	--	--
Months Supply of Inventory	1.9	1.7	- 10.5%	--	--	--

* 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	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	139	133	- 4.3%	3,528	3,806	+ 7.9%
Sold Listings	223	194	- 13.0%	2,987	2,595	- 13.1%
Median Sales Price*	\$370,000	\$355,000	- 4.1%	\$367,000	\$365,000	- 0.5%
Average Sales Price*	\$392,106	\$361,161	- 7.9%	\$388,335	\$384,340	- 1.0%
Percent of List Price Received*	98.7%	98.4%	- 0.3%	99.7%	99.0%	- 0.7%
Days on Market Until Sale	39	56	+ 43.6%	25	39	+ 56.0%
Inventory of Homes for Sale	437	596	+ 36.4%	--	--	--
Months Supply of Inventory	1.8	2.8	+ 55.6%	--	--	--

* 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

