

Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure
Your Agent is a REALTOR®

Not all agents
are the same!



Elbert County

Contact the Denver Metro Association of REALTORS® 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	29	47	+ 62.1%	720	885	+ 22.9%
Sold Listings	32	66	+ 106.3%	554	668	+ 20.6%
Median Sales Price*	\$616,000	\$642,400	+ 4.3%	\$634,995	\$620,500	- 2.3%
Average Sales Price*	\$666,414	\$717,900	+ 7.7%	\$731,909	\$689,155	- 5.8%
Percent of List Price Received*	98.5%	98.9%	+ 0.4%	98.6%	98.7%	+ 0.1%
Days on Market Until Sale	41	47	+ 14.6%	57	47	- 17.5%
Inventory of Homes for Sale	147	161	+ 9.5%	--	--	--
Months Supply of Inventory	3.2	2.9	- 9.4%	--	--	--

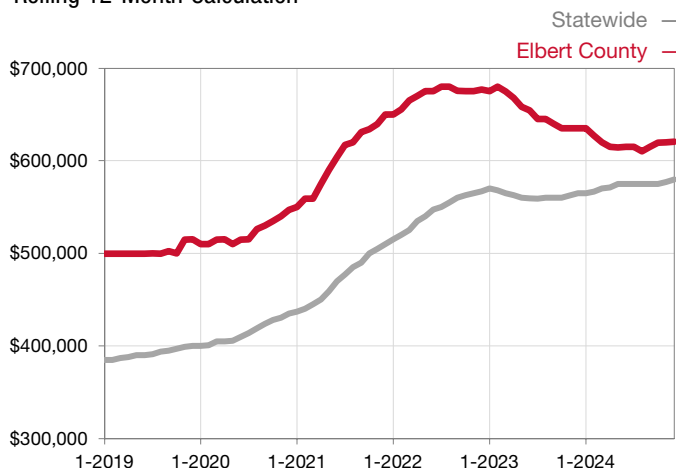
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo

	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	0	0	--	4	1	- 75.0%
Sold Listings	0	1	--	1	3	+ 200.0%
Median Sales Price*	\$0	\$340,000	--	\$335,000	\$385,000	+ 14.9%
Average Sales Price*	\$0	\$340,000	--	\$335,000	\$371,667	+ 10.9%
Percent of List Price Received*	0.0%	100.0%	--	98.6%	99.2%	+ 0.6%
Days on Market Until Sale	0	43	--	6	75	+ 1150.0%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	3.0	1.0	- 66.7%	--	--	--

* 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

