

Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Mesa County

Contact the Grand Junction Area REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

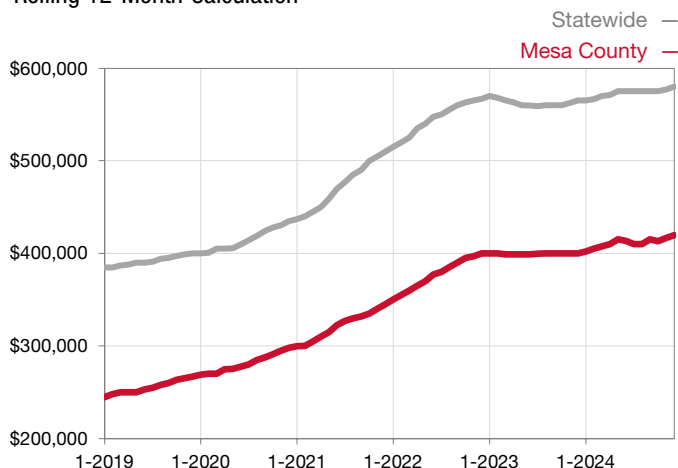
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	133	144	+ 8.3%	2,860	3,088	+ 8.0%
Sold Listings	128	185	+ 44.5%	2,389	2,391	+ 0.1%
Median Sales Price*	\$380,000	\$428,000	+ 12.6%	\$400,000	\$419,900	+ 5.0%
Average Sales Price*	\$443,707	\$460,875	+ 3.9%	\$444,702	\$475,353	+ 6.9%
Percent of List Price Received*	98.3%	98.2%	- 0.1%	98.2%	98.3%	+ 0.1%
Days on Market Until Sale	82	90	+ 9.8%	83	80	- 3.6%
Inventory of Homes for Sale	467	495	+ 6.0%	--	--	--
Months Supply of Inventory	2.3	2.5	+ 8.7%	--	--	--

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

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	20	12	- 40.0%	371	399	+ 7.5%
Sold Listings	21	21	0.0%	294	302	+ 2.7%
Median Sales Price*	\$284,500	\$324,900	+ 14.2%	\$295,000	\$306,750	+ 4.0%
Average Sales Price*	\$273,074	\$333,358	+ 22.1%	\$309,379	\$314,038	+ 1.5%
Percent of List Price Received*	98.6%	98.4%	- 0.2%	99.0%	98.6%	- 0.4%
Days on Market Until Sale	59	109	+ 84.7%	67	75	+ 11.9%
Inventory of Homes for Sale	63	60	- 4.8%	--	--	--
Months Supply of Inventory	2.6	2.4	- 7.7%	--	--	--

* 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

