

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!



Seventh Congressional District

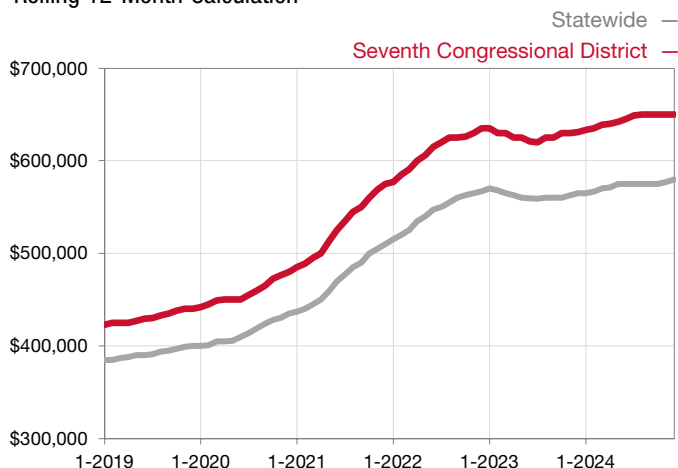
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	342	356	+ 4.1%	10,170	11,637	+ 14.4%
Sold Listings	520	618	+ 18.8%	8,139	8,489	+ 4.3%
Median Sales Price*	\$615,500	\$640,000	+ 4.0%	\$631,000	\$650,000	+ 3.0%
Average Sales Price*	\$683,460	\$740,603	+ 8.4%	\$716,227	\$740,285	+ 3.4%
Percent of List Price Received*	97.8%	98.2%	+ 0.4%	99.1%	98.8%	- 0.3%
Days on Market Until Sale	55	58	+ 5.5%	40	44	+ 10.0%
Inventory of Homes for Sale	1,638	1,699	+ 3.7%	--	--	--
Months Supply of Inventory	2.4	2.4	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	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	88	116	+ 31.8%	2,541	2,845	+ 12.0%
Sold Listings	144	139	- 3.5%	2,250	2,019	- 10.3%
Median Sales Price*	\$417,500	\$429,950	+ 3.0%	\$426,500	\$429,375	+ 0.7%
Average Sales Price*	\$455,740	\$446,442	- 2.0%	\$464,892	\$451,405	- 2.9%
Percent of List Price Received*	99.0%	99.1%	+ 0.1%	99.6%	99.1%	- 0.5%
Days on Market Until Sale	49	57	+ 16.3%	34	45	+ 32.4%
Inventory of Homes for Sale	324	415	+ 28.1%	--	--	--
Months Supply of Inventory	1.7	2.5	+ 47.1%	--	--	--

* 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

