

Local Market Update for January 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Battlement Mesa-Parachute

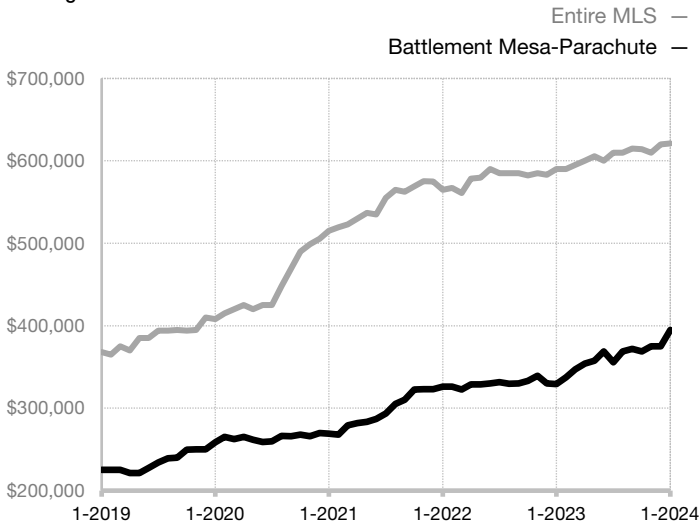
Single Family Key Metrics	January			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
New Listings	6	6	0.0%	6	6	0.0%
Sold Listings	8	3	- 62.5%	8	3	- 62.5%
Median Sales Price*	\$318,250	\$385,000	+ 21.0%	\$318,250	\$385,000	+ 21.0%
Average Sales Price*	\$346,738	\$536,167	+ 54.6%	\$346,738	\$536,167	+ 54.6%
Percent of List Price Received*	97.2%	92.1%	- 5.2%	97.2%	92.1%	- 5.2%
Days on Market Until Sale	63	75	+ 19.0%	63	75	+ 19.0%
Inventory of Homes for Sale	19	18	- 5.3%	--	--	--
Months Supply of Inventory	2.4	2.9	+ 20.8%	--	--	--

* 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 Key Metrics	January			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
New Listings	0	2	--	0	2	--
Sold Listings	1	1	0.0%	1	1	0.0%
Median Sales Price*	\$285,000	\$278,000	- 2.5%	\$285,000	\$278,000	- 2.5%
Average Sales Price*	\$285,000	\$278,000	- 2.5%	\$285,000	\$278,000	- 2.5%
Percent of List Price Received*	100.0%	101.1%	+ 1.1%	100.0%	101.1%	+ 1.1%
Days on Market Until Sale	4	22	+ 450.0%	4	22	+ 450.0%
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.5	0.7	+ 40.0%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

