

# Local Market Update for February 2024

A Research Tool Provided by the Colorado Association of REALTORS®



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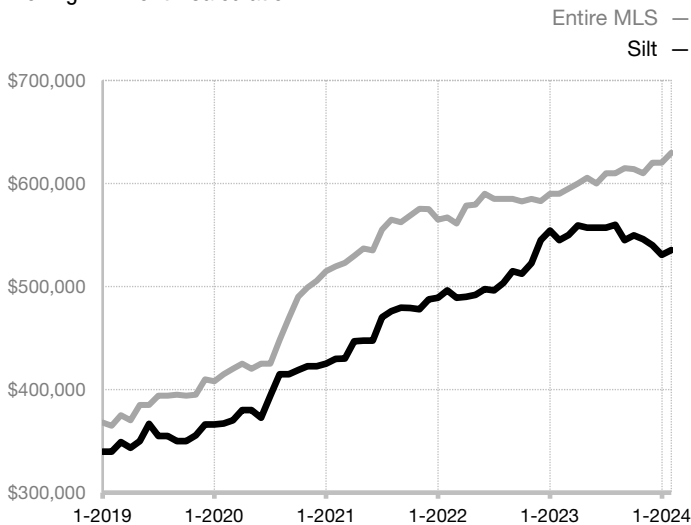
Single Family	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	5	10	+ 100.0%	9	17	+ 88.9%
Sold Listings	6	5	- 16.7%	11	10	- 9.1%
Median Sales Price*	\$461,450	<b>\$529,000</b>	+ 14.6%	\$465,000	<b>\$502,500</b>	+ 8.1%
Average Sales Price*	\$547,983	<b>\$501,800</b>	- 8.4%	\$515,900	<b>\$527,400</b>	+ 2.2%
Percent of List Price Received*	96.4%	<b>97.1%</b>	+ 0.7%	95.9%	<b>97.1%</b>	+ 1.3%
Days on Market Until Sale	50	<b>22</b>	- 56.0%	61	<b>41</b>	- 32.8%
Inventory of Homes for Sale	10	<b>20</b>	+ 100.0%	--	--	--
Months Supply of Inventory	1.6	<b>3.2</b>	+ 100.0%	--	--	--

\* 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	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	1	1	0.0%	3	1	- 66.7%
Sold Listings	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$382,500	<b>\$0</b>	- 100.0%
Average Sales Price*	\$0	<b>\$0</b>	--	\$382,500	<b>\$0</b>	- 100.0%
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	100.9%	<b>0.0%</b>	- 100.0%
Days on Market Until Sale	0	0	--	3	0	- 100.0%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	1.4	<b>0.0</b>	- 100.0%	--	--	--

\* 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

