

# Local Market Update for July 2024

A Research Tool Provided by the Colorado Association of REALTORS®



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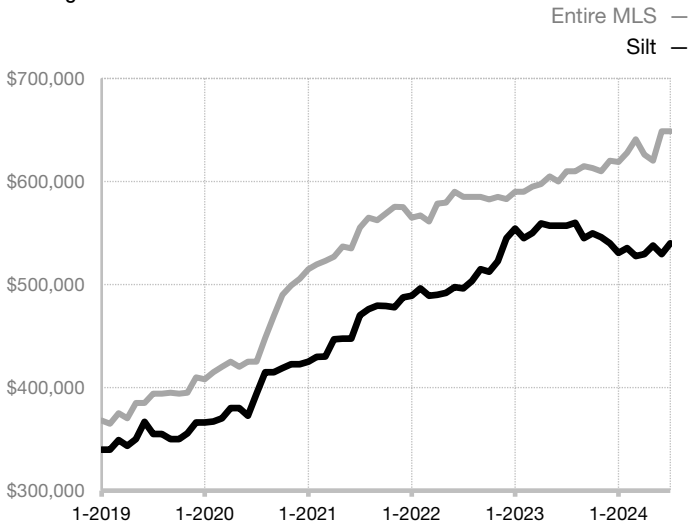
Single Family	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	7	10	+ 42.9%	57	65	+ 14.0%
Sold Listings	6	9	+ 50.0%	44	46	+ 4.5%
Median Sales Price*	\$552,900	<b>\$582,500</b>	+ 5.4%	\$542,500	<b>\$552,500</b>	+ 1.8%
Average Sales Price*	\$541,300	<b>\$597,278</b>	+ 10.3%	\$534,275	<b>\$564,222</b>	+ 5.6%
Percent of List Price Received*	101.1%	<b>95.4%</b>	- 5.6%	97.6%	<b>96.9%</b>	- 0.7%
Days on Market Until Sale	20	50	+ 150.0%	45	48	+ 6.7%
Inventory of Homes for Sale	19	18	- 5.3%	--	--	--
Months Supply of Inventory	3.3	2.7	- 18.2%	--	--	--

\* 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	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	1	1	0.0%	9	6	- 33.3%
Sold Listings	1	3	+ 200.0%	6	4	- 33.3%
Median Sales Price*	\$505,000	<b>\$474,900</b>	- 6.0%	\$406,000	<b>\$492,450</b>	+ 21.3%
Average Sales Price*	\$505,000	<b>\$503,300</b>	- 0.3%	\$429,417	<b>\$504,975</b>	+ 17.6%
Percent of List Price Received*	98.1%	<b>101.1%</b>	+ 3.1%	99.0%	<b>100.6%</b>	+ 1.6%
Days on Market Until Sale	19	46	+ 142.1%	36	44	+ 22.2%
Inventory of Homes for Sale	2	1	- 50.0%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--

\* 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

