

Local Market Update for April 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Battlement Mesa-Parachute

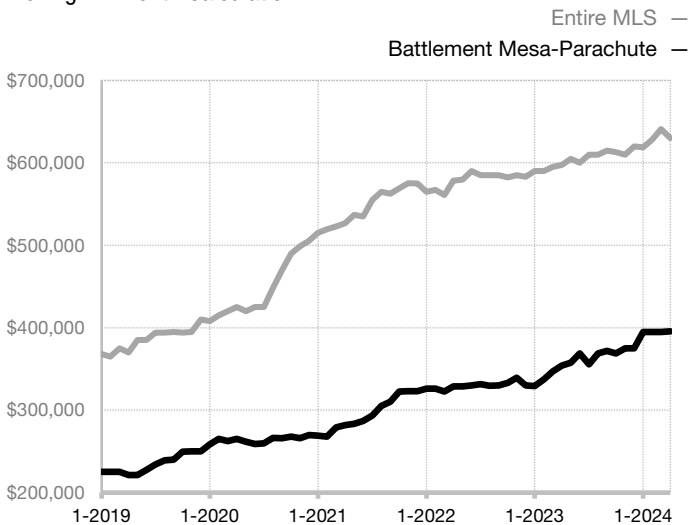
Single Family	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Key Metrics						
New Listings	10	10	0.0%	27	43	+ 59.3%
Sold Listings	3	11	+ 266.7%	23	29	+ 26.1%
Median Sales Price*	\$395,000	\$405,000	+ 2.5%	\$335,000	\$395,625	+ 18.1%
Average Sales Price*	\$447,667	\$415,273	- 7.2%	\$375,387	\$440,746	+ 17.4%
Percent of List Price Received*	98.8%	98.5%	- 0.3%	97.4%	98.3%	+ 0.9%
Days on Market Until Sale	84	17	- 79.8%	64	40	- 37.5%
Inventory of Homes for Sale	18	15	- 16.7%	--	--	--
Months Supply of Inventory	2.5	2.1	- 16.0%	--	--	--

* 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	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Key Metrics						
New Listings	0	1	--	2	4	+ 100.0%
Sold Listings	1	1	0.0%	7	7	0.0%
Median Sales Price*	\$325,000	\$287,500	- 11.5%	\$275,000	\$304,000	+ 10.5%
Average Sales Price*	\$325,000	\$287,500	- 11.5%	\$270,543	\$312,643	+ 15.6%
Percent of List Price Received*	100.0%	100.0%	0.0%	98.4%	99.4%	+ 1.0%
Days on Market Until Sale	3	4	+ 33.3%	43	47	+ 9.3%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

