

# Local Market Update for May 2024

A Research Tool Provided by the Colorado Association of REALTORS®



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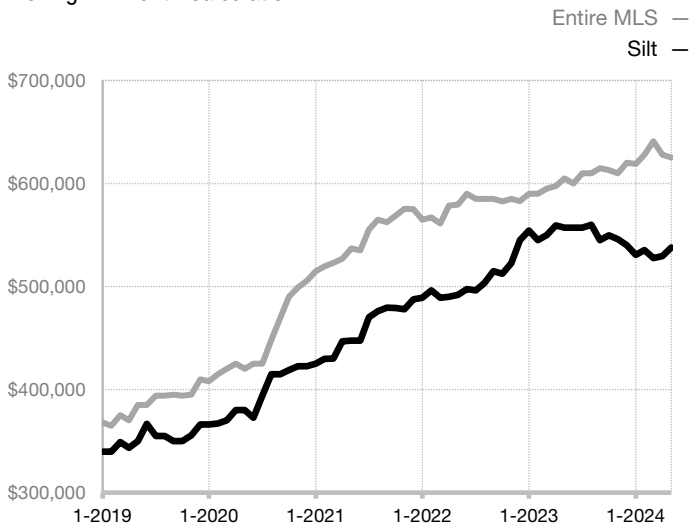
Single Family	May			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 05-2023	Thru 05-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	9	7	- 22.2%	36	41	+ 13.9%
Sold Listings	11	9	- 18.2%	32	33	+ 3.1%
Median Sales Price*	\$509,000	<b>\$600,000</b>	+ 17.9%	\$527,500	<b>\$529,000</b>	+ 0.3%
Average Sales Price*	\$481,909	<b>\$580,811</b>	+ 20.5%	\$539,622	<b>\$570,203</b>	+ 5.7%
Percent of List Price Received*	97.9%	<b>98.2%</b>	+ 0.3%	96.7%	<b>97.2%</b>	+ 0.5%
Days on Market Until Sale	36	<b>63</b>	+ 75.0%	48	<b>50</b>	+ 4.2%
Inventory of Homes for Sale	15	<b>11</b>	- 26.7%	--	--	--
Months Supply of Inventory	2.6	<b>1.7</b>	- 34.6%	--	--	--

\* 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	May			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 05-2023	Thru 05-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	1	1	0.0%	6	3	- 50.0%
Sold Listings	2	0	- 100.0%	3	0	- 100.0%
Median Sales Price*	\$406,000	<b>\$0</b>	- 100.0%	\$385,000	<b>\$0</b>	- 100.0%
Average Sales Price*	\$406,000	<b>\$0</b>	- 100.0%	\$398,167	<b>\$0</b>	- 100.0%
Percent of List Price Received*	98.6%	<b>0.0%</b>	- 100.0%	99.4%	<b>0.0%</b>	- 100.0%
Days on Market Until Sale	45	0	- 100.0%	31	0	- 100.0%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.7	<b>1.7</b>	+ 142.9%	--	--	--

\* 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

