

Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Battlement Mesa-Parachute

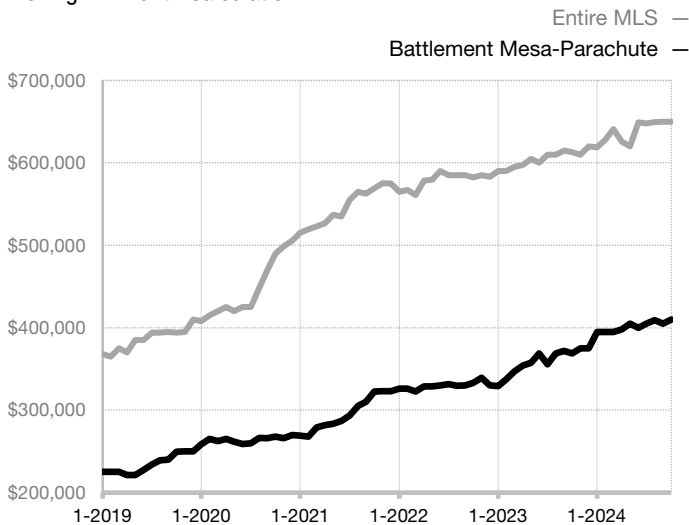
Single Family	October			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
Key Metrics						
New Listings	9	5	- 44.4%	84	120	+ 42.9%
Sold Listings	8	8	0.0%	73	92	+ 26.0%
Median Sales Price*	\$406,500	\$496,498	+ 22.1%	\$375,000	\$410,000	+ 9.3%
Average Sales Price*	\$420,375	\$521,137	+ 24.0%	\$401,242	\$456,601	+ 13.8%
Percent of List Price Received*	98.7%	99.1%	+ 0.4%	97.2%	98.5%	+ 1.3%
Days on Market Until Sale	80	71	- 11.3%	72	77	+ 6.9%
Inventory of Homes for Sale	20	20	0.0%	--	--	--
Months Supply of Inventory	2.9	2.4	- 17.2%	--	--	--

* 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	October			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
Key Metrics						
New Listings	3	1	- 66.7%	14	17	+ 21.4%
Sold Listings	1	1	0.0%	11	13	+ 18.2%
Median Sales Price*	\$400,000	\$320,000	- 20.0%	\$285,000	\$320,000	+ 12.3%
Average Sales Price*	\$400,000	\$320,000	- 20.0%	\$302,164	\$320,346	+ 6.0%
Percent of List Price Received*	96.4%	100.0%	+ 3.7%	98.8%	99.4%	+ 0.6%
Days on Market Until Sale	39	28	- 28.2%	58	65	+ 12.1%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	3.6	3.1	- 13.9%	--	--	--

* 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

