

# Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®



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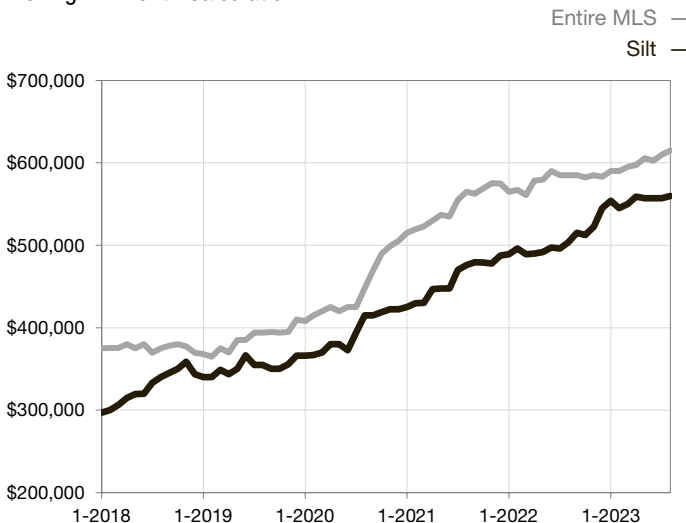
Single Family	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 8-2023	Percent Change from Previous Year
New Listings	6	7	+ 16.7%	61	63	+ 3.3%
Sold Listings	5	10	+ 100.0%	56	54	- 3.6%
Median Sales Price*	\$550,000	\$592,365	+ 7.7%	\$522,500	\$556,450	+ 6.5%
Average Sales Price*	\$564,400	\$619,413	+ 9.7%	\$533,133	\$550,041	+ 3.2%
Percent of List Price Received*	98.7%	99.9%	+ 1.2%	98.9%	98.0%	- 0.9%
Days on Market Until Sale	26	35	+ 34.6%	43	43	0.0%
Inventory of Homes for Sale	20	15	- 25.0%	--	--	--
Months Supply of Inventory	2.4	2.4	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.

Townhouse/Condo	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 8-2023	Percent Change from Previous Year
New Listings	0	0	--	11	9	- 18.2%
Sold Listings	1	1	0.0%	9	7	- 22.2%
Median Sales Price*	\$394,000	\$390,000	- 1.0%	\$385,000	\$390,000	+ 1.3%
Average Sales Price*	\$394,000	\$390,000	- 1.0%	\$365,444	\$423,786	+ 16.0%
Percent of List Price Received*	98.7%	100.0%	+ 1.3%	99.4%	99.1%	- 0.3%
Days on Market Until Sale	8	5	- 37.5%	16	32	+ 100.0%
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	0.0	- 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

