

Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Adams County

Contact the Aurora Association of REALTORS® or Denver Metro Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

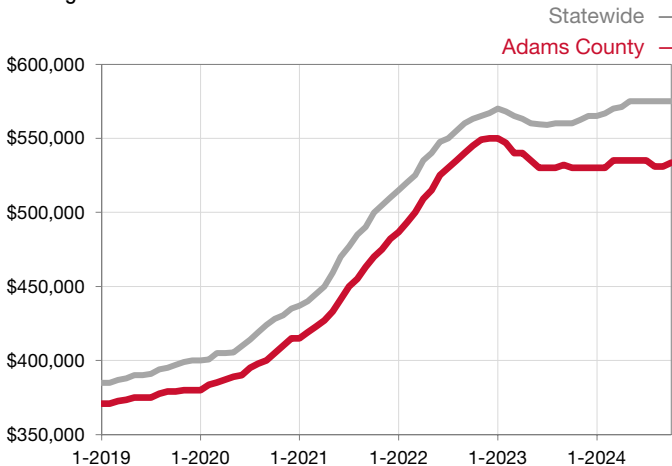
Single Family	October			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
Key Metrics						
New Listings	508	668	+ 31.5%	5,760	6,491	+ 12.7%
Sold Listings	395	486	+ 23.0%	4,578	4,796	+ 4.8%
Median Sales Price*	\$522,750	\$530,000	+ 1.4%	\$531,000	\$535,000	+ 0.8%
Average Sales Price*	\$556,249	\$557,001	+ 0.1%	\$564,682	\$567,720	+ 0.5%
Percent of List Price Received*	99.0%	99.2%	+ 0.2%	99.6%	99.5%	- 0.1%
Days on Market Until Sale	39	50	+ 28.2%	35	42	+ 20.0%
Inventory of Homes for Sale	1,214	1,299	+ 7.0%	--	--	--
Months Supply of Inventory	2.7	2.8	+ 3.7%	--	--	--

* 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	97	142	+ 46.4%	1,380	1,414	+ 2.5%
Sold Listings	99	88	- 11.1%	1,200	927	- 22.8%
Median Sales Price*	\$395,000	\$390,000	- 1.3%	\$400,000	\$389,000	- 2.8%
Average Sales Price*	\$409,170	\$399,880	- 2.3%	\$399,432	\$387,410	- 3.0%
Percent of List Price Received*	99.6%	99.1%	- 0.5%	99.9%	99.4%	- 0.5%
Days on Market Until Sale	46	41	- 10.9%	33	34	+ 3.0%
Inventory of Homes for Sale	235	308	+ 31.1%	--	--	--
Months Supply of Inventory	2.0	3.4	+ 70.0%	--	--	--

* 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

