

Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Boulder County

Contact the Boulder Area REALTOR® Association, Longmont Association of REALTORS® or Estes Park Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

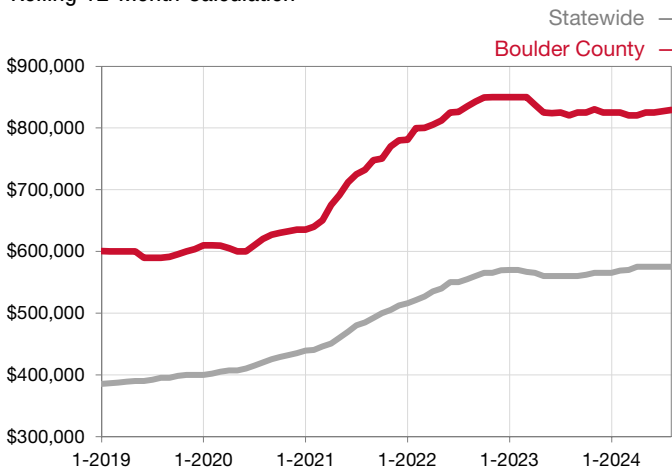
Single Family	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Key Metrics						
New Listings	376	382	+ 1.6%	2,828	3,237	+ 14.5%
Sold Listings	255	252	- 1.2%	1,818	2,057	+ 13.1%
Median Sales Price*	\$799,500	\$812,000	+ 1.6%	\$840,000	\$840,000	0.0%
Average Sales Price*	\$1,067,730	\$1,098,808	+ 2.9%	\$1,121,324	\$1,080,277	- 3.7%
Percent of List Price Received*	99.0%	97.7%	- 1.3%	99.1%	98.4%	- 0.7%
Days on Market Until Sale	45	61	+ 35.6%	49	54	+ 10.2%
Inventory of Homes for Sale	726	871	+ 20.0%	--	--	--
Months Supply of Inventory	3.2	3.6	+ 12.5%	--	--	--

* 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		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Key Metrics						
New Listings	147	179	+ 21.8%	1,147	1,393	+ 21.4%
Sold Listings	123	102	- 17.1%	813	771	- 5.2%
Median Sales Price*	\$492,000	\$454,500	- 7.6%	\$490,950	\$485,000	- 1.2%
Average Sales Price*	\$582,529	\$515,001	- 11.6%	\$567,214	\$557,828	- 1.7%
Percent of List Price Received*	99.7%	98.8%	- 0.9%	99.8%	98.7%	- 1.1%
Days on Market Until Sale	52	64	+ 23.1%	51	66	+ 29.4%
Inventory of Homes for Sale	314	461	+ 46.8%	--	--	--
Months Supply of Inventory	3.1	4.9	+ 58.1%	--	--	--

* 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

