

Local Market Update for July 2024

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Arapahoe County

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

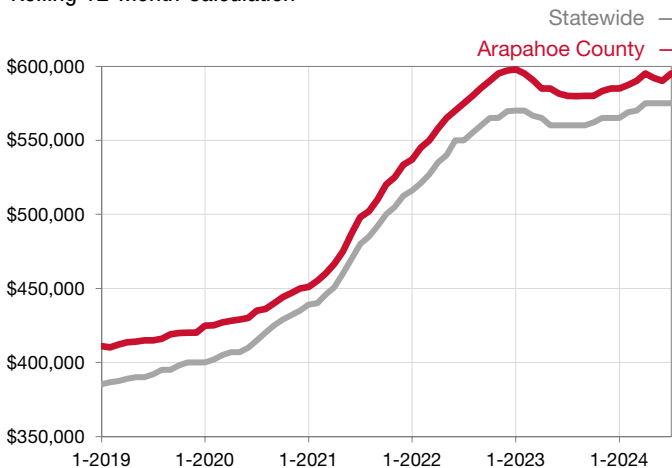
Single Family	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
Key Metrics						
New Listings	633	635	+ 0.3%	4,076	4,670	+ 14.6%
Sold Listings	471	526	+ 11.7%	3,406	3,419	+ 0.4%
Median Sales Price*	\$600,000	\$622,180	+ 3.7%	\$585,000	\$600,000	+ 2.6%
Average Sales Price*	\$773,229	\$749,930	- 3.0%	\$734,487	\$749,606	+ 2.1%
Percent of List Price Received*	100.4%	99.3%	- 1.1%	100.0%	99.8%	- 0.2%
Days on Market Until Sale	19	27	+ 42.1%	31	30	- 3.2%
Inventory of Homes for Sale	975	1,231	+ 26.3%	--	--	--
Months Supply of Inventory	2.0	2.7	+ 35.0%	--	--	--

* 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	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
Key Metrics						
New Listings	322	341	+ 5.9%	2,258	2,435	+ 7.8%
Sold Listings	288	235	- 18.4%	1,850	1,596	- 13.7%
Median Sales Price*	\$378,500	\$373,000	- 1.5%	\$365,000	\$372,000	+ 1.9%
Average Sales Price*	\$385,216	\$397,497	+ 3.2%	\$386,751	\$391,759	+ 1.3%
Percent of List Price Received*	99.9%	98.9%	- 1.0%	100.0%	99.2%	- 0.8%
Days on Market Until Sale	17	40	+ 135.3%	23	35	+ 52.2%
Inventory of Homes for Sale	425	720	+ 69.4%	--	--	--
Months Supply of Inventory	1.6	3.2	+ 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

