

# Local Market Update for February 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

Not all agents  
are the same!



## Denver County

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

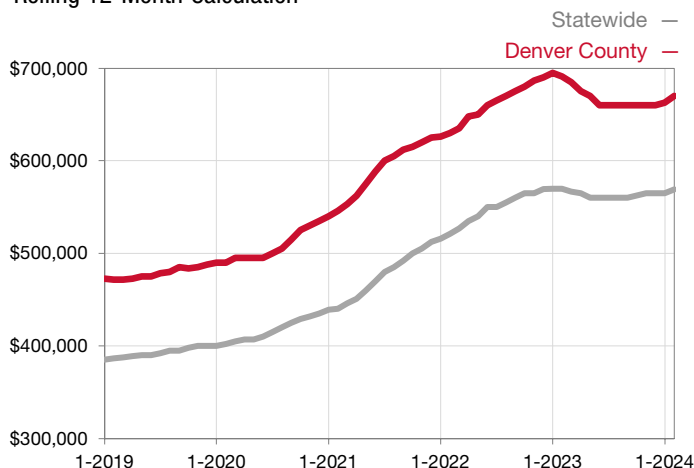
Single Family	February			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
New Listings	428	652	+ 52.3%	801	1,108	+ 38.3%
Sold Listings	371	395	+ 6.5%	651	678	+ 4.1%
Median Sales Price*	\$615,000	\$675,000	+ 9.8%	\$605,500	\$653,750	+ 8.0%
Average Sales Price*	\$817,829	\$850,590	+ 4.0%	\$785,324	\$831,961	+ 5.9%
Percent of List Price Received*	98.6%	99.5%	+ 0.9%	98.3%	98.8%	+ 0.5%
Days on Market Until Sale	43	42	- 2.3%	45	45	0.0%
Inventory of Homes for Sale	613	718	+ 17.1%	--	--	--
Months Supply of Inventory	1.2	1.7	+ 41.7%	--	--	--

\* 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	February			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
New Listings	364	483	+ 32.7%	693	866	+ 25.0%
Sold Listings	269	298	+ 10.8%	486	493	+ 1.4%
Median Sales Price*	\$419,000	\$415,000	- 1.0%	\$419,250	\$412,000	- 1.7%
Average Sales Price*	\$535,231	\$522,164	- 2.4%	\$521,866	\$542,576	+ 4.0%
Percent of List Price Received*	98.8%	98.8%	0.0%	98.5%	98.5%	0.0%
Days on Market Until Sale	47	58	+ 23.4%	46	59	+ 28.3%
Inventory of Homes for Sale	650	771	+ 18.6%	--	--	--
Months Supply of Inventory	1.5	2.3	+ 53.3%	--	--	--

\* 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

