

Local Market Update for December 2022

A Research Tool Provided by the Colorado Association of REALTORS®

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Mesa County

Contact the Grand Junction Area REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

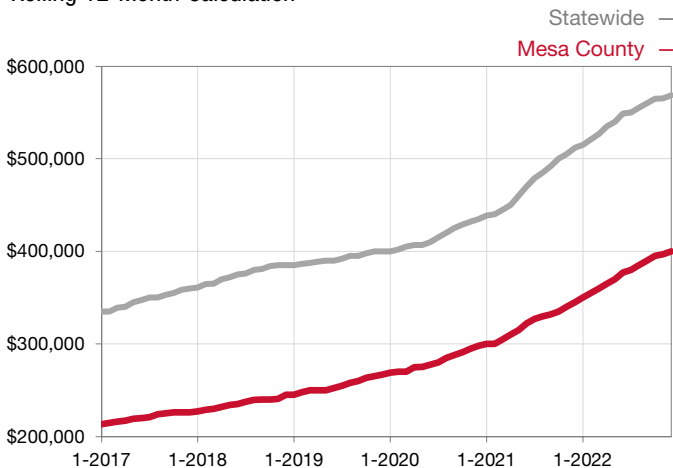
Single Family	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
Key Metrics						
New Listings	171	143	- 16.4%	3,913	3,633	- 7.2%
Sold Listings	317	155	- 51.1%	3,670	2,924	- 20.3%
Median Sales Price*	\$368,000	\$399,500	+ 8.6%	\$345,000	\$400,000	+ 15.9%
Average Sales Price*	\$392,004	\$452,407	+ 15.4%	\$385,378	\$444,330	+ 15.3%
Percent of List Price Received*	99.1%	98.0%	- 1.1%	99.8%	99.0%	- 0.8%
Days on Market Until Sale	74	89	+ 20.3%	66	66	0.0%
Inventory of Homes for Sale	294	517	+ 75.9%	--	--	--
Months Supply of Inventory	1.0	2.1	+ 110.0%	--	--	--

* 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	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
Key Metrics						
New Listings	22	21	- 4.5%	466	433	- 7.1%
Sold Listings	34	15	- 55.9%	467	361	- 22.7%
Median Sales Price*	\$263,750	\$215,000	- 18.5%	\$239,900	\$278,000	+ 15.9%
Average Sales Price*	\$265,134	\$224,060	- 15.5%	\$245,841	\$291,995	+ 18.8%
Percent of List Price Received*	99.6%	98.3%	- 1.3%	100.3%	99.7%	- 0.6%
Days on Market Until Sale	50	84	+ 68.0%	54	55	+ 1.9%
Inventory of Homes for Sale	18	55	+ 205.6%	--	--	--
Months Supply of Inventory	0.5	1.8	+ 260.0%	--	--	--

* 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

