

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Boulder County

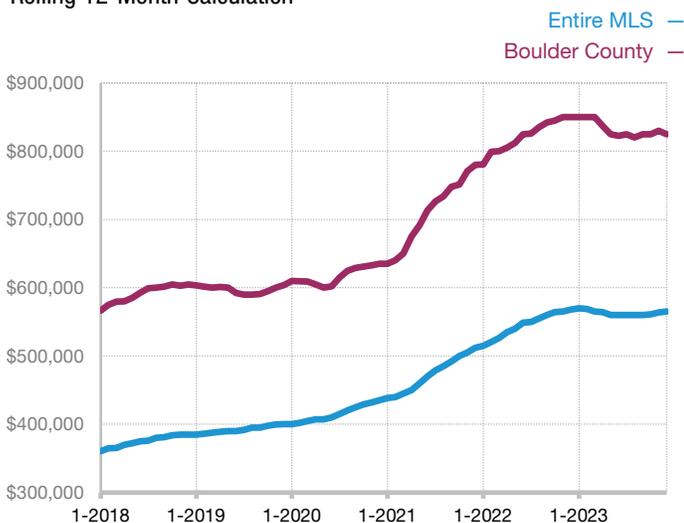
Single Family	December			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	459	445	- 3.1%	--	--	--
Under Contract	108	160	+ 48.1%	2,957	2,701	- 8.7%
New Listings	89	119	+ 33.7%	4,066	3,780	- 7.0%
Sold Listings	170	183	+ 7.6%	3,022	2,621	- 13.3%
Days on Market Until Sale	63	76	+ 20.6%	36	52	+ 44.4%
Median Sales Price*	\$800,000	\$775,000	- 3.1%	\$850,000	\$825,000	- 2.9%
Average Sales Price*	\$967,963	\$937,426	- 3.2%	\$1,091,666	\$1,095,451	+ 0.3%
Percent of List Price Received*	96.5%	97.4%	+ 0.9%	102.4%	98.7%	- 3.6%

* 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		
	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	209	201	- 3.8%	--	--	--
Under Contract	55	68	+ 23.6%	1,292	1,159	- 10.3%
New Listings	52	47	- 9.6%	1,665	1,539	- 7.6%
Sold Listings	73	94	+ 28.8%	1,333	1,166	- 12.5%
Days on Market Until Sale	57	83	+ 45.6%	45	57	+ 26.7%
Median Sales Price*	\$500,000	\$495,750	- 0.8%	\$515,000	\$495,000	- 3.9%
Average Sales Price*	\$573,452	\$520,565	- 9.2%	\$619,104	\$564,242	- 8.9%
Percent of List Price Received*	98.3%	97.3%	- 1.0%	101.7%	99.4%	- 2.3%

* 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

