

# Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Weld 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
<b>Key Metrics</b>						
Inventory of Active Listings	1,130	998	- 11.7%	--	--	--
Under Contract	281	326	+ 16.0%	5,779	4,644	- 19.6%
New Listings	252	257	+ 2.0%	7,426	5,875	- 20.9%
Sold Listings	358	305	- 14.8%	6,066	4,643	- 23.5%
Days on Market Until Sale	57	66	+ 15.8%	38	59	+ 55.3%
Median Sales Price*	\$475,000	\$490,000	+ 3.2%	\$494,379	\$500,000	+ 1.1%
Average Sales Price*	\$519,380	\$554,646	+ 6.8%	\$540,572	\$546,528	+ 1.1%
Percent of List Price Received*	98.7%	98.9%	+ 0.2%	101.1%	99.4%	- 1.7%

\* 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	December			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	122	114	- 6.6%	--	--	--
Under Contract	39	49	+ 25.6%	595	613	+ 3.0%
New Listings	38	31	- 18.4%	763	755	- 1.0%
Sold Listings	34	34	0.0%	658	602	- 8.5%
Days on Market Until Sale	66	84	+ 27.3%	50	64	+ 28.0%
Median Sales Price*	\$356,575	\$365,000	+ 2.4%	\$350,548	\$370,000	+ 5.5%
Average Sales Price*	\$371,393	\$369,814	- 0.4%	\$365,119	\$376,769	+ 3.2%
Percent of List Price Received*	98.9%	98.2%	- 0.7%	101.0%	99.3%	- 1.7%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

