

Local Market Update for March 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

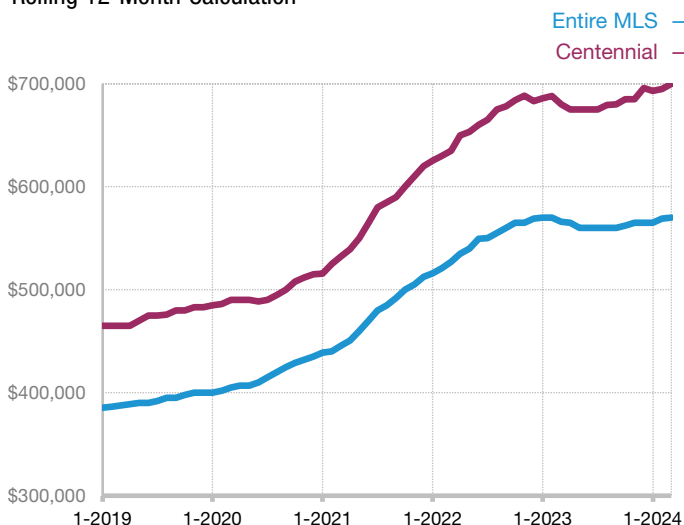
Single Family	March			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 03-2023	Thru 03-2024	Percent Change from Previous Year
Inventory of Active Listings	93	76	- 18.3%	--	--	--
Under Contract	92	130	+ 41.3%	269	276	+ 2.6%
New Listings	96	107	+ 11.5%	243	278	+ 14.4%
Sold Listings	99	102	+ 3.0%	232	209	- 9.9%
Days on Market Until Sale	39	28	- 28.2%	44	33	- 25.0%
Median Sales Price*	\$665,000	\$728,000	+ 9.5%	\$651,500	\$675,000	+ 3.6%
Average Sales Price*	\$767,663	\$821,118	+ 7.0%	\$737,951	\$751,250	+ 1.8%
Percent of List Price Received*	100.2%	100.3%	+ 0.1%	99.3%	100.0%	+ 0.7%

* 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	March			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 03-2023	Thru 03-2024	Percent Change from Previous Year
Inventory of Active Listings	23	38	+ 65.2%	--	--	--
Under Contract	22	26	+ 18.2%	70	86	+ 22.9%
New Listings	29	40	+ 37.9%	72	109	+ 51.4%
Sold Listings	31	32	+ 3.2%	56	75	+ 33.9%
Days on Market Until Sale	33	13	- 60.6%	33	24	- 27.3%
Median Sales Price*	\$455,000	\$440,000	- 3.3%	\$452,500	\$420,000	- 7.2%
Average Sales Price*	\$453,373	\$450,745	- 0.6%	\$445,279	\$450,498	+ 1.2%
Percent of List Price Received*	99.3%	100.8%	+ 1.5%	99.5%	99.6%	+ 0.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

