

Local Market Update for January 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Boulder County

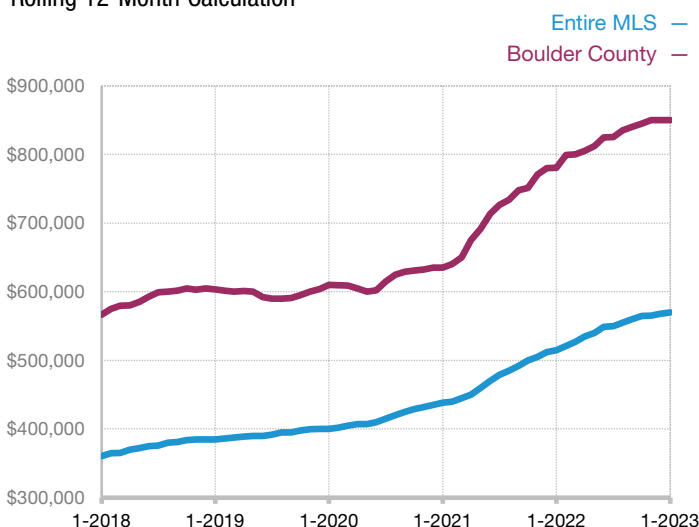
Single Family	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
Inventory of Active Listings	173	366	+ 111.6%	--	--	--
Under Contract	191	149	- 22.0%	191	149	- 22.0%
New Listings	205	179	- 12.7%	205	179	- 12.7%
Sold Listings	176	108	- 38.6%	176	108	- 38.6%
Days on Market Until Sale	39	80	+ 105.1%	39	80	+ 105.1%
Median Sales Price*	\$749,500	\$762,714	+ 1.8%	\$749,500	\$762,714	+ 1.8%
Average Sales Price*	\$1,022,235	\$1,093,011	+ 6.9%	\$1,022,235	\$1,093,011	+ 6.9%
Percent of List Price Received*	101.9%	97.0%	- 4.8%	101.9%	97.0%	- 4.8%

* 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	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
Inventory of Active Listings	65	163	+ 150.8%	--	--	--
Under Contract	116	89	- 23.3%	116	89	- 23.3%
New Listings	97	92	- 5.2%	97	92	- 5.2%
Sold Listings	99	63	- 36.4%	99	63	- 36.4%
Days on Market Until Sale	49	58	+ 18.4%	49	58	+ 18.4%
Median Sales Price*	\$489,000	\$469,000	- 4.1%	\$489,000	\$469,000	- 4.1%
Average Sales Price*	\$532,783	\$512,803	- 3.8%	\$532,783	\$512,803	- 3.8%
Percent of List Price Received*	101.4%	98.3%	- 3.1%	101.4%	98.3%	- 3.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

