

Local Market Update for January 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

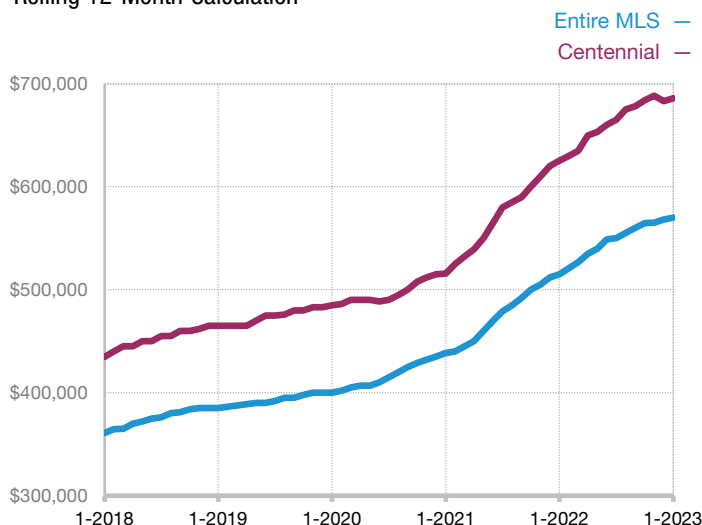
Single Family	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
Inventory of Active Listings	30	67	+ 123.3%	--	--	--
Under Contract	77	95	+ 23.4%	77	95	+ 23.4%
New Listings	82	62	- 24.4%	82	62	- 24.4%
Sold Listings	86	44	- 48.8%	86	44	- 48.8%
Days on Market Until Sale	14	48	+ 242.9%	14	48	+ 242.9%
Median Sales Price*	\$653,500	\$677,500	+ 3.7%	\$653,500	\$677,500	+ 3.7%
Average Sales Price*	\$724,287	\$716,697	- 1.0%	\$724,287	\$716,697	- 1.0%
Percent of List Price Received*	103.6%	97.0%	- 6.4%	103.6%	97.0%	- 6.4%

* 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	5	16	+ 220.0%	--	--	--
Under Contract	26	16	- 38.5%	26	16	- 38.5%
New Listings	25	13	- 48.0%	25	13	- 48.0%
Sold Listings	23	11	- 52.2%	23	11	- 52.2%
Days on Market Until Sale	15	36	+ 140.0%	15	36	+ 140.0%
Median Sales Price*	\$440,000	\$525,000	+ 19.3%	\$440,000	\$525,000	+ 19.3%
Average Sales Price*	\$410,168	\$491,905	+ 19.9%	\$410,168	\$491,905	+ 19.9%
Percent of List Price Received*	102.4%	99.2%	- 3.1%	102.4%	99.2%	- 3.1%

* 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

