

# Local Market Update for February 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Clear Creek County

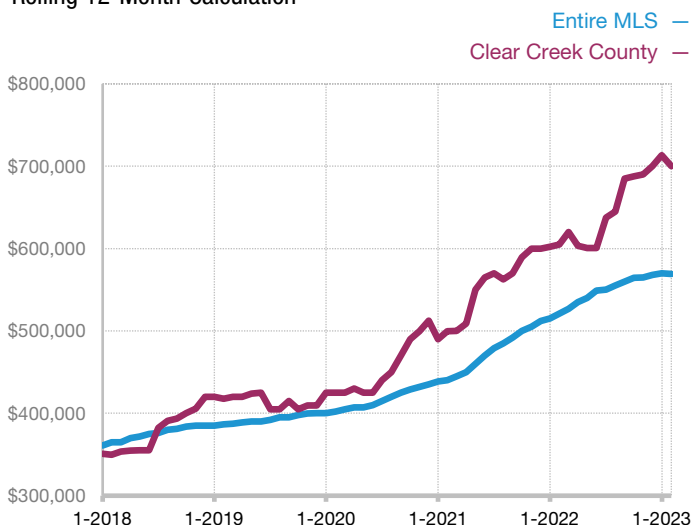
Single Family	February			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 02-2023	Percent Change from Previous Year
Inventory of Active Listings	19	20	+ 5.3%	--	--	--
Under Contract	9	7	- 22.2%	16	14	- 12.5%
New Listings	7	8	+ 14.3%	13	16	+ 23.1%
Sold Listings	8	7	- 12.5%	18	12	- 33.3%
Days on Market Until Sale	32	62	+ 93.8%	38	58	+ 52.6%
Median Sales Price*	\$775,000	\$640,000	- 17.4%	\$650,000	\$682,500	+ 5.0%
Average Sales Price*	\$794,063	\$774,714	- 2.4%	\$691,333	\$724,708	+ 4.8%
Percent of List Price Received*	103.2%	97.7%	- 5.3%	101.0%	96.3%	- 4.7%

\* 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	February			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 02-2023	Percent Change from Previous Year
Inventory of Active Listings	3	1	- 66.7%	--	--	--
Under Contract	0	2	--	2	3	+ 50.0%
New Listings	1	3	+ 200.0%	4	3	- 25.0%
Sold Listings	1	2	+ 100.0%	2	2	0.0%
Days on Market Until Sale	4	40	+ 900.0%	3	40	+ 1233.3%
Median Sales Price*	\$340,000	\$428,000	+ 25.9%	\$312,500	\$428,000	+ 37.0%
Average Sales Price*	\$340,000	\$428,000	+ 25.9%	\$312,500	\$428,000	+ 37.0%
Percent of List Price Received*	115.3%	99.6%	- 13.6%	109.4%	99.6%	- 9.0%

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



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

