

# Local Market Update for March 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Boulder County

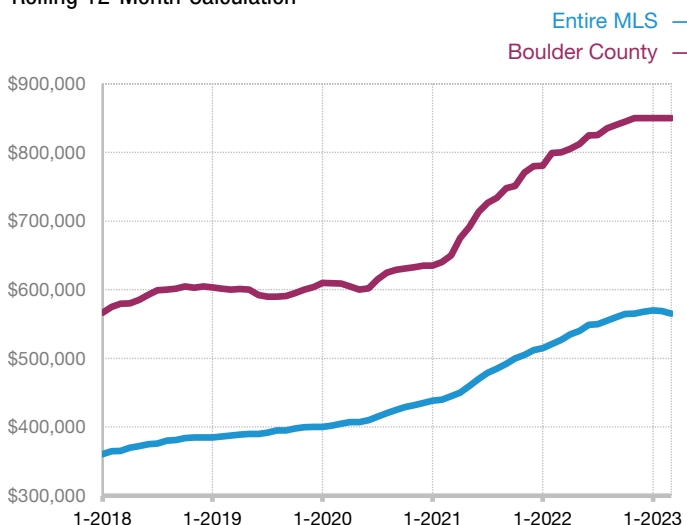
Single Family	March			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 03-2022	Thru 03-2023	Percent Change from Previous Year
Inventory of Active Listings	253	<b>449</b>	+ 77.5%	--	--	--
Under Contract	274	<b>245</b>	- 10.6%	690	<b>580</b>	- 15.9%
New Listings	377	<b>333</b>	- 11.7%	827	<b>756</b>	- 8.6%
Sold Listings	241	<b>210</b>	- 12.9%	600	<b>442</b>	- 26.3%
Days on Market Until Sale	27	<b>48</b>	+ 77.8%	33	<b>60</b>	+ 81.8%
Median Sales Price*	\$875,000	<b>\$899,500</b>	+ 2.8%	\$855,000	<b>\$850,000</b>	- 0.6%
Average Sales Price*	\$1,194,036	<b>\$1,147,769</b>	- 3.9%	\$1,124,119	<b>\$1,128,933</b>	+ 0.4%
Percent of List Price Received*	108.4%	<b>99.7%</b>	- 8.0%	105.8%	<b>98.6%</b>	- 6.8%

\* 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	March			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 03-2022	Thru 03-2023	Percent Change from Previous Year
Inventory of Active Listings	85	<b>194</b>	+ 128.2%	--	--	--
Under Contract	125	<b>110</b>	- 12.0%	347	<b>294</b>	- 15.3%
New Listings	143	<b>141</b>	- 1.4%	357	<b>358</b>	+ 0.3%
Sold Listings	129	<b>105</b>	- 18.6%	326	<b>246</b>	- 24.5%
Days on Market Until Sale	38	<b>61</b>	+ 60.5%	41	<b>59</b>	+ 43.9%
Median Sales Price*	\$520,000	<b>\$499,900</b>	- 3.9%	\$503,500	<b>\$492,975</b>	- 2.1%
Average Sales Price*	\$609,202	<b>\$535,713</b>	- 12.1%	\$597,841	<b>\$561,542</b>	- 6.1%
Percent of List Price Received*	105.9%	<b>100.0%</b>	- 5.6%	104.0%	<b>99.3%</b>	- 4.5%

\* 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

