

Local Market Update for May 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Weld County

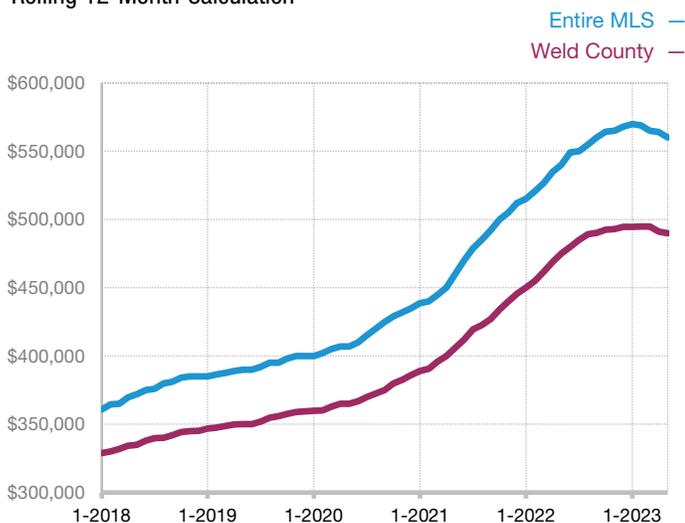
Single Family	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	936	1,017	+ 8.7%	--	--	--
Under Contract	612	485	- 20.8%	2,882	2,267	- 21.3%
New Listings	802	591	- 26.3%	3,377	2,645	- 21.7%
Sold Listings	648	475	- 26.7%	2,783	2,041	- 26.7%
Days on Market Until Sale	35	49	+ 40.0%	36	66	+ 83.3%
Median Sales Price*	\$505,198	\$505,000	- 0.0%	\$495,500	\$490,000	- 1.1%
Average Sales Price*	\$577,230	\$561,326	- 2.8%	\$547,837	\$535,109	- 2.3%
Percent of List Price Received*	103.0%	100.0%	- 2.9%	102.4%	99.6%	- 2.7%

* 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	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	54	91	+ 68.5%	--	--	--
Under Contract	69	57	- 17.4%	280	281	+ 0.4%
New Listings	79	65	- 17.7%	309	308	- 0.3%
Sold Listings	44	58	+ 31.8%	305	256	- 16.1%
Days on Market Until Sale	21	47	+ 123.8%	62	65	+ 4.8%
Median Sales Price*	\$363,450	\$397,500	+ 9.4%	\$333,500	\$372,250	+ 11.6%
Average Sales Price*	\$372,483	\$419,277	+ 12.6%	\$352,665	\$379,420	+ 7.6%
Percent of List Price Received*	102.8%	99.2%	- 3.5%	101.8%	99.4%	- 2.4%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

