

Local Market Update for June 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

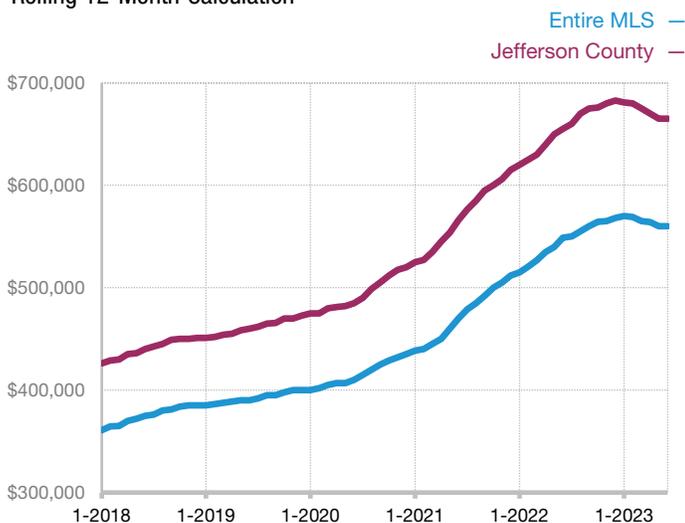
Single Family	June			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	1,021	666	- 34.8%	--	--	--
Under Contract	650	603	- 7.2%	3,706	3,107	- 16.2%
New Listings	1,105	747	- 32.4%	4,645	3,484	- 25.0%
Sold Listings	717	607	- 15.3%	3,467	2,849	- 17.8%
Days on Market Until Sale	10	16	+ 60.0%	11	28	+ 154.5%
Median Sales Price*	\$721,205	\$711,500	- 1.3%	\$703,000	\$675,000	- 4.0%
Average Sales Price*	\$848,150	\$808,698	- 4.7%	\$821,115	\$776,750	- 5.4%
Percent of List Price Received*	103.4%	101.0%	- 2.3%	106.4%	100.5%	- 5.5%

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

Townhouse/Condo	June			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	265	196	- 26.0%	--	--	--
Under Contract	235	247	+ 5.1%	1,409	1,246	- 11.6%
New Listings	338	252	- 25.4%	1,633	1,310	- 19.8%
Sold Listings	281	216	- 23.1%	1,372	1,102	- 19.7%
Days on Market Until Sale	8	26	+ 225.0%	11	28	+ 154.5%
Median Sales Price*	\$437,500	\$426,250	- 2.6%	\$427,250	\$410,000	- 4.0%
Average Sales Price*	\$466,671	\$471,222	+ 1.0%	\$457,035	\$450,061	- 1.5%
Percent of List Price Received*	103.8%	100.2%	- 3.5%	105.8%	100.0%	- 5.5%

* 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

