

# Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Commerce City

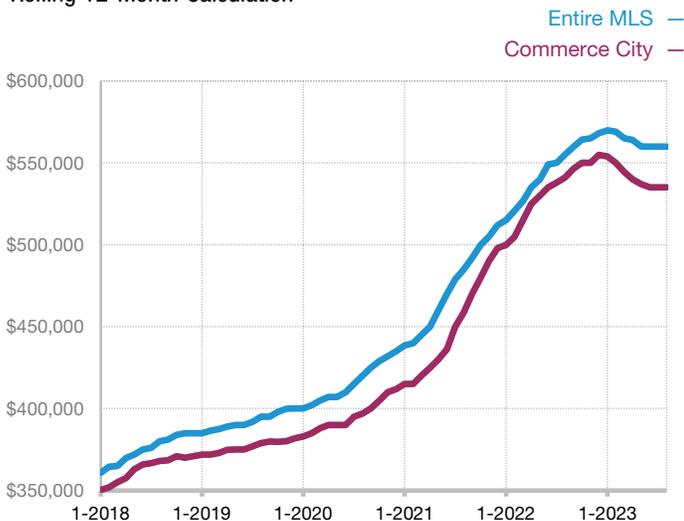
Single Family	August			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
Inventory of Active Listings	259	186	- 28.2%	--	--	--
Under Contract	119	115	- 3.4%	808	845	+ 4.6%
New Listings	131	114	- 13.0%	1,071	971	- 9.3%
Sold Listings	81	111	+ 37.0%	762	789	+ 3.5%
Days on Market Until Sale	21	33	+ 57.1%	13	37	+ 184.6%
Median Sales Price*	\$550,000	\$542,500	- 1.4%	\$561,000	\$534,990	- 4.6%
Average Sales Price*	\$552,815	\$538,041	- 2.7%	\$556,476	\$532,877	- 4.2%
Percent of List Price Received*	98.9%	99.3%	+ 0.4%	102.7%	99.4%	- 3.2%

\* 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	August			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
Inventory of Active Listings	45	24	- 46.7%	--	--	--
Under Contract	16	11	- 31.3%	126	129	+ 2.4%
New Listings	30	19	- 36.7%	174	152	- 12.6%
Sold Listings	16	13	- 18.8%	136	142	+ 4.4%
Days on Market Until Sale	12	19	+ 58.3%	16	25	+ 56.3%
Median Sales Price*	\$407,500	\$390,000	- 4.3%	\$415,000	\$409,950	- 1.2%
Average Sales Price*	\$414,404	\$398,685	- 3.8%	\$426,231	\$413,466	- 3.0%
Percent of List Price Received*	99.7%	99.6%	- 0.1%	102.3%	100.2%	- 2.1%

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



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

