

Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

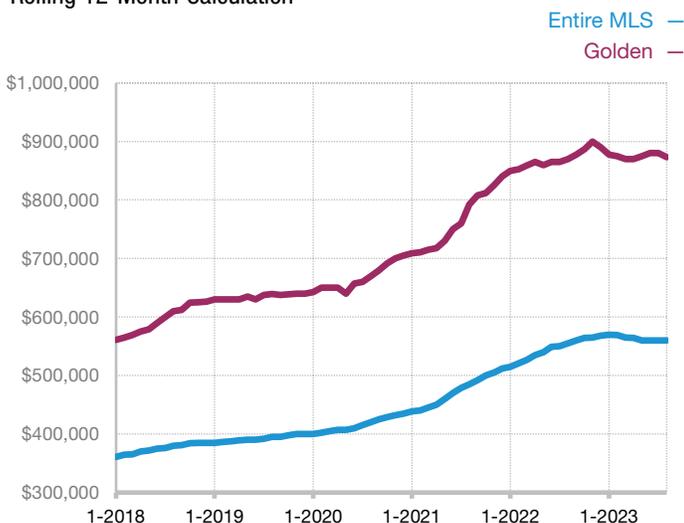
Single Family	August			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	121	86	- 28.9%	--	--	--
Under Contract	59	52	- 11.9%	480	391	- 18.5%
New Listings	48	50	+ 4.2%	598	468	- 21.7%
Sold Listings	63	56	- 11.1%	456	369	- 19.1%
Days on Market Until Sale	20	25	+ 25.0%	14	30	+ 114.3%
Median Sales Price*	\$900,000	\$842,000	- 6.4%	\$900,000	\$875,000	- 2.8%
Average Sales Price*	\$978,494	\$969,960	- 0.9%	\$1,050,256	\$1,023,380	- 2.6%
Percent of List Price Received*	98.5%	99.0%	+ 0.5%	104.3%	100.2%	- 3.9%

* 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
Key Metrics						
Inventory of Active Listings	20	11	- 45.0%	--	--	--
Under Contract	18	11	- 38.9%	107	113	+ 5.6%
New Listings	19	8	- 57.9%	133	121	- 9.0%
Sold Listings	24	13	- 45.8%	101	108	+ 6.9%
Days on Market Until Sale	9	21	+ 133.3%	7	25	+ 257.1%
Median Sales Price*	\$537,500	\$500,000	- 7.0%	\$540,000	\$520,000	- 3.7%
Average Sales Price*	\$535,296	\$537,638	+ 0.4%	\$598,524	\$607,590	+ 1.5%
Percent of List Price Received*	100.3%	98.1%	- 2.2%	103.8%	100.4%	- 3.3%

* 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

