

Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Westminster

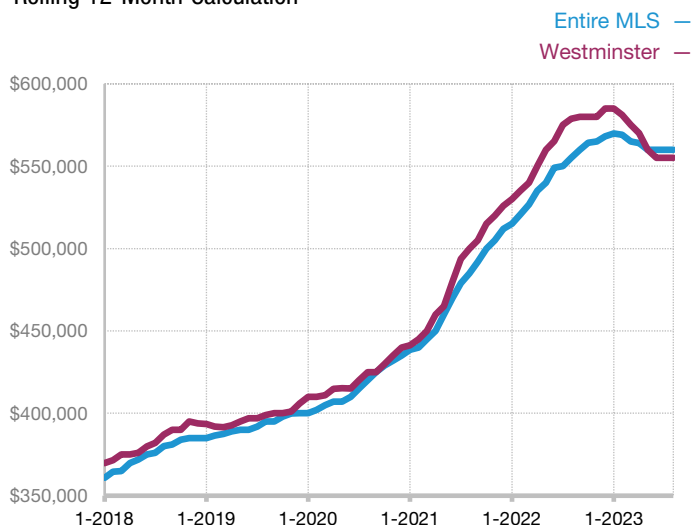
Single Family	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
Inventory of Active Listings	184	112	- 39.1%	--	--	--
Under Contract	116	89	- 23.3%	907	682	- 24.8%
New Listings	116	95	- 18.1%	1,110	792	- 28.6%
Sold Listings	117	79	- 32.5%	859	658	- 23.4%
Days on Market Until Sale	22	21	- 4.5%	11	24	+ 118.2%
Median Sales Price*	\$565,000	\$579,900	+ 2.6%	\$600,000	\$561,300	- 6.5%
Average Sales Price*	\$618,125	\$640,821	+ 3.7%	\$653,029	\$609,941	- 6.6%
Percent of List Price Received*	98.4%	100.2%	+ 1.8%	104.6%	100.5%	- 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		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
Inventory of Active Listings	48	38	- 20.8%	--	--	--
Under Contract	49	33	- 32.7%	356	274	- 23.0%
New Listings	44	43	- 2.3%	390	310	- 20.5%
Sold Listings	45	33	- 26.7%	355	268	- 24.5%
Days on Market Until Sale	15	17	+ 13.3%	8	20	+ 150.0%
Median Sales Price*	\$375,000	\$406,000	+ 8.3%	\$387,000	\$385,000	- 0.5%
Average Sales Price*	\$386,194	\$426,986	+ 10.6%	\$394,765	\$397,161	+ 0.6%
Percent of List Price Received*	100.1%	100.1%	0.0%	104.8%	100.5%	- 4.1%

* 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

