

Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

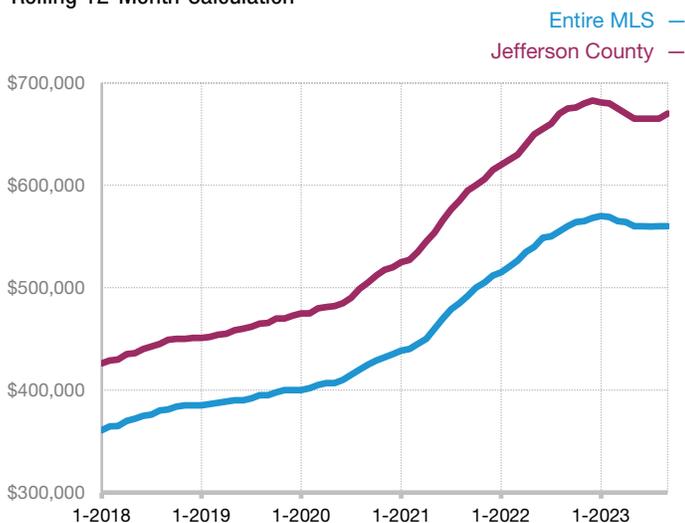
Single Family	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Inventory of Active Listings	1,286	815	- 36.6%	--	--	--
Under Contract	467	442	- 5.4%	5,376	4,471	- 16.8%
New Listings	718	583	- 18.8%	6,871	5,267	- 23.3%
Sold Listings	590	442	- 25.1%	5,295	4,320	- 18.4%
Days on Market Until Sale	25	28	+ 12.0%	13	26	+ 100.0%
Median Sales Price*	\$655,000	\$716,700	+ 9.4%	\$696,750	\$680,000	- 2.4%
Average Sales Price*	\$769,178	\$839,786	+ 9.2%	\$806,925	\$791,019	- 2.0%
Percent of List Price Received*	98.9%	99.3%	+ 0.4%	104.1%	100.3%	- 3.7%

* 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	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Inventory of Active Listings	391	277	- 29.2%	--	--	--
Under Contract	199	169	- 15.1%	2,082	1,774	- 14.8%
New Listings	286	230	- 19.6%	2,491	1,988	- 20.2%
Sold Listings	229	170	- 25.8%	2,104	1,690	- 19.7%
Days on Market Until Sale	22	23	+ 4.5%	12	26	+ 116.7%
Median Sales Price*	\$391,925	\$400,000	+ 2.1%	\$419,900	\$414,600	- 1.3%
Average Sales Price*	\$437,663	\$433,220	- 1.0%	\$450,251	\$454,087	+ 0.9%
Percent of List Price Received*	99.9%	99.6%	- 0.3%	103.9%	99.9%	- 3.8%

* 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

