

Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Boulder County

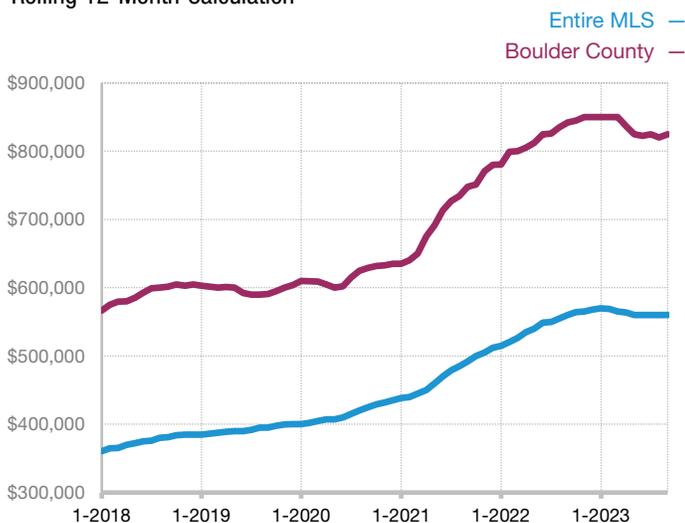
Single Family	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	729	767	+ 5.2%	--	--	--
Under Contract	207	232	+ 12.1%	2,485	2,183	- 12.2%
New Listings	362	392	+ 8.3%	3,541	3,198	- 9.7%
Sold Listings	303	224	- 26.1%	2,458	2,021	- 17.8%
Days on Market Until Sale	46	47	+ 2.2%	32	49	+ 53.1%
Median Sales Price*	\$800,000	\$830,000	+ 3.8%	\$865,000	\$839,950	- 2.9%
Average Sales Price*	\$1,042,144	\$1,022,871	- 1.8%	\$1,114,829	\$1,109,532	- 0.5%
Percent of List Price Received*	98.7%	98.3%	- 0.4%	103.6%	99.0%	- 4.4%

* 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
Key Metrics						
Inventory of Active Listings	289	290	+ 0.3%	--	--	--
Under Contract	102	89	- 12.7%	1,077	932	- 13.5%
New Listings	148	142	- 4.1%	1,443	1,286	- 10.9%
Sold Listings	122	87	- 28.7%	1,069	895	- 16.3%
Days on Market Until Sale	48	58	+ 20.8%	44	52	+ 18.2%
Median Sales Price*	\$539,500	\$495,000	- 8.2%	\$515,000	\$490,950	- 4.7%
Average Sales Price*	\$699,290	\$559,434	- 20.0%	\$629,824	\$565,527	- 10.2%
Percent of List Price Received*	99.3%	98.7%	- 0.6%	102.5%	99.7%	- 2.7%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

