

# Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Monument

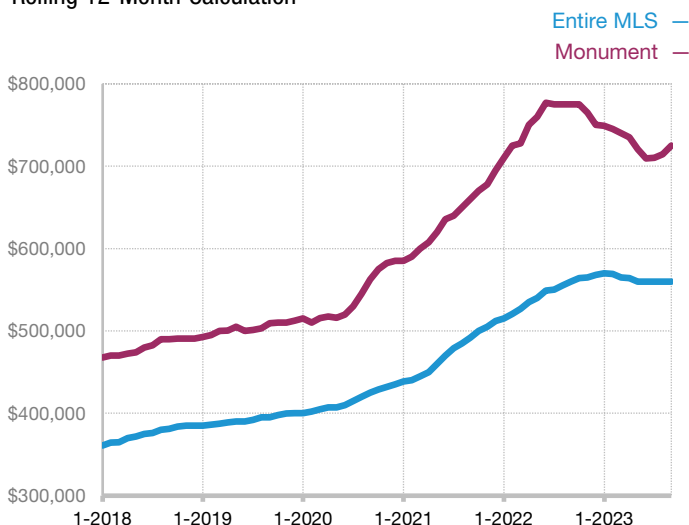
Single Family	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Inventory of Active Listings	90	69	- 23.3%	--	--	--
Under Contract	20	35	+ 75.0%	241	277	+ 14.9%
New Listings	25	33	+ 32.0%	356	344	- 3.4%
Sold Listings	39	45	+ 15.4%	242	269	+ 11.2%
Days on Market Until Sale	33	56	+ 69.7%	17	42	+ 147.1%
Median Sales Price*	\$710,012	\$810,000	+ 14.1%	\$763,000	\$725,000	- 5.0%
Average Sales Price*	\$772,644	\$892,797	+ 15.6%	\$856,473	\$784,458	- 8.4%
Percent of List Price Received*	98.3%	98.2%	- 0.1%	101.2%	99.0%	- 2.2%

\* 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	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Inventory of Active Listings	5	2	- 60.0%	--	--	--
Under Contract	1	2	+ 100.0%	13	14	+ 7.7%
New Listings	5	3	- 40.0%	19	20	+ 5.3%
Sold Listings	1	0	- 100.0%	15	12	- 20.0%
Days on Market Until Sale	5	0	- 100.0%	12	26	+ 116.7%
Median Sales Price*	\$389,000	\$0	- 100.0%	\$355,100	\$379,000	+ 6.7%
Average Sales Price*	\$389,000	\$0	- 100.0%	\$404,513	\$386,575	- 4.4%
Percent of List Price Received*	100.0%	0.0%	- 100.0%	107.5%	98.9%	- 8.0%

\* 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

