

# Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Louisville

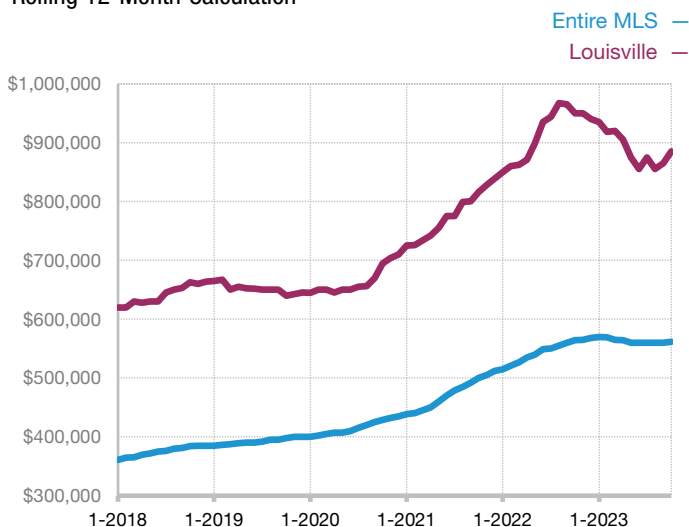
Single Family	October			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Inventory of Active Listings	31	30	- 3.2%	--	--	--
Under Contract	7	11	+ 57.1%	165	158	- 4.2%
New Listings	15	13	- 13.3%	236	190	- 19.5%
Sold Listings	11	20	+ 81.8%	168	153	- 8.9%
Days on Market Until Sale	43	23	- 46.5%	29	39	+ 34.5%
Median Sales Price*	\$815,000	\$896,000	+ 9.9%	\$964,500	\$895,000	- 7.2%
Average Sales Price*	\$860,909	\$1,128,989	+ 31.1%	\$1,084,507	\$1,018,084	- 6.1%
Percent of List Price Received*	99.0%	101.5%	+ 2.5%	104.4%	100.4%	- 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.

Townhouse/Condo	October			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Inventory of Active Listings	15	9	- 40.0%	--	--	--
Under Contract	4	7	+ 75.0%	58	46	- 20.7%
New Listings	6	9	+ 50.0%	73	65	- 11.0%
Sold Listings	4	4	0.0%	57	45	- 21.1%
Days on Market Until Sale	43	77	+ 79.1%	34	49	+ 44.1%
Median Sales Price*	\$768,750	\$692,500	- 9.9%	\$560,000	\$548,700	- 2.0%
Average Sales Price*	\$738,294	\$717,125	- 2.9%	\$603,081	\$644,592	+ 6.9%
Percent of List Price Received*	99.6%	99.1%	- 0.5%	102.7%	99.2%	- 3.4%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

