

# Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Centennial

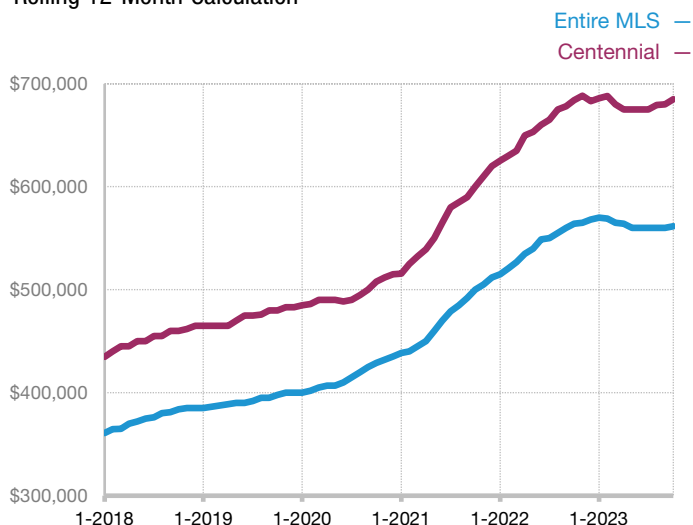
Single Family	October			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Inventory of Active Listings	208	145	- 30.3%	--	--	--
Under Contract	80	70	- 12.5%	1,132	894	- 21.0%
New Listings	106	87	- 17.9%	1,416	1,037	- 26.8%
Sold Listings	87	72	- 17.2%	1,142	865	- 24.3%
Days on Market Until Sale	22	22	0.0%	12	25	+ 108.3%
Median Sales Price*	\$650,000	\$687,000	+ 5.7%	\$690,000	\$695,500	+ 0.8%
Average Sales Price*	\$745,882	\$734,817	- 1.5%	\$762,794	\$765,860	+ 0.4%
Percent of List Price Received*	98.9%	99.7%	+ 0.8%	103.2%	99.8%	- 3.3%

\* 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	40	45	+ 12.5%	--	--	--
Under Contract	20	20	0.0%	300	280	- 6.7%
New Listings	22	30	+ 36.4%	349	329	- 5.7%
Sold Listings	23	9	- 60.9%	305	268	- 12.1%
Days on Market Until Sale	14	8	- 42.9%	9	18	+ 100.0%
Median Sales Price*	\$455,000	\$525,000	+ 15.4%	\$445,000	\$446,750	+ 0.4%
Average Sales Price*	\$434,202	\$537,447	+ 23.8%	\$449,441	\$447,703	- 0.4%
Percent of List Price Received*	99.8%	99.7%	- 0.1%	103.4%	100.1%	- 3.2%

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



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

