

Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Weld County

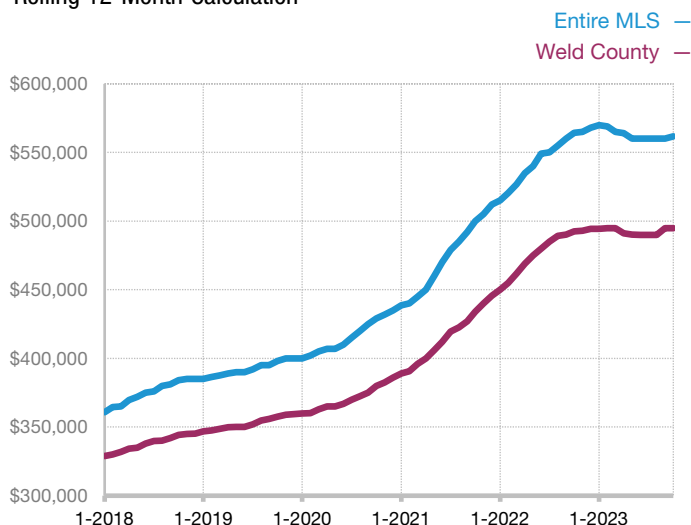
Single Family	October			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Inventory of Active Listings	1,370	1,206	- 12.0%	--	--	--
Under Contract	383	330	- 13.8%	5,184	4,082	- 21.3%
New Listings	500	479	- 4.2%	6,800	5,241	- 22.9%
Sold Listings	419	342	- 18.4%	5,321	4,044	- 24.0%
Days on Market Until Sale	43	60	+ 39.5%	36	58	+ 61.1%
Median Sales Price*	\$485,000	\$500,000	+ 3.1%	\$495,000	\$500,000	+ 1.0%
Average Sales Price*	\$520,283	\$560,741	+ 7.8%	\$542,824	\$544,647	+ 0.3%
Percent of List Price Received*	98.8%	98.8%	0.0%	101.4%	99.4%	- 2.0%

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

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	134	158	+ 17.9%	--	--	--
Under Contract	37	38	+ 2.7%	518	536	+ 3.5%
New Listings	69	53	- 23.2%	672	684	+ 1.8%
Sold Listings	46	38	- 17.4%	589	528	- 10.4%
Days on Market Until Sale	55	63	+ 14.5%	49	61	+ 24.5%
Median Sales Price*	\$398,500	\$359,025	- 9.9%	\$350,000	\$370,000	+ 5.7%
Average Sales Price*	\$396,311	\$351,314	- 11.4%	\$364,629	\$378,298	+ 3.7%
Percent of List Price Received*	99.3%	99.7%	+ 0.4%	101.2%	99.4%	- 1.8%

* 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

