

Local Market Update for November 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Boulder County

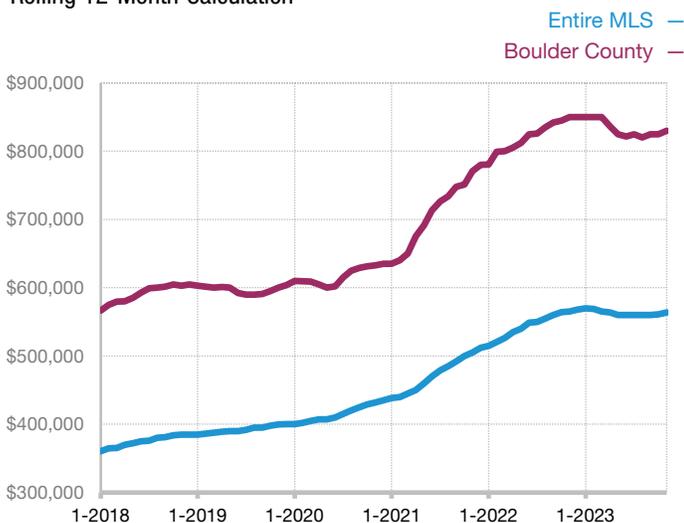
Single Family	November			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	584	630	+ 7.9%	--	--	--
Under Contract	167	180	+ 7.8%	2,848	2,548	- 10.5%
New Listings	150	190	+ 26.7%	3,977	3,660	- 8.0%
Sold Listings	187	178	- 4.8%	2,851	2,436	- 14.6%
Days on Market Until Sale	49	61	+ 24.5%	34	51	+ 50.0%
Median Sales Price*	\$725,000	\$790,000	+ 9.0%	\$850,000	\$830,500	- 2.3%
Average Sales Price*	\$989,375	\$1,098,919	+ 11.1%	\$1,099,094	\$1,107,493	+ 0.8%
Percent of List Price Received*	97.3%	97.2%	- 0.1%	102.7%	98.8%	- 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	November			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	245	257	+ 4.9%	--	--	--
Under Contract	67	86	+ 28.4%	1,238	1,099	- 11.2%
New Listings	58	87	+ 50.0%	1,613	1,493	- 7.4%
Sold Listings	97	93	- 4.1%	1,260	1,073	- 14.8%
Days on Market Until Sale	54	71	+ 31.5%	45	54	+ 20.0%
Median Sales Price*	\$480,000	\$518,807	+ 8.1%	\$515,000	\$495,000	- 3.9%
Average Sales Price*	\$569,398	\$603,128	+ 5.9%	\$621,749	\$568,026	- 8.6%
Percent of List Price Received*	98.7%	98.7%	0.0%	101.9%	99.6%	- 2.3%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

