

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Boulder County

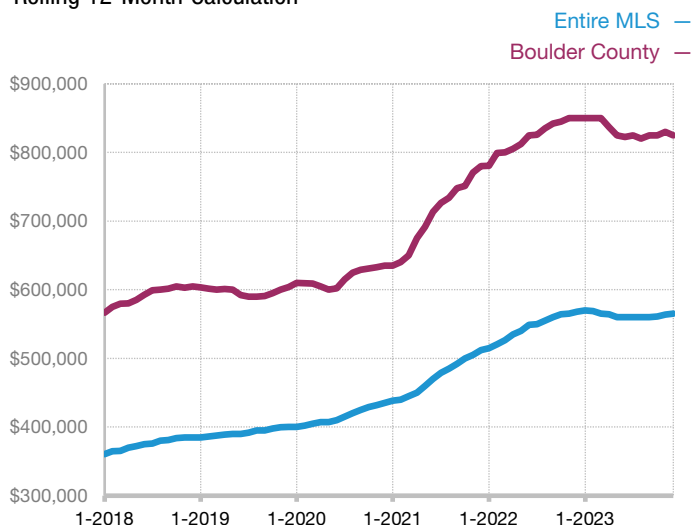
| Single Family | December | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2022 | 2023 | Percent Change from Previous Year | Thru 12-2022 | Thru 12-2023 | Percent Change from Previous Year |
| Inventory of Active Listings | 459 | 445 | - 3.1% | -- | -- | -- |
| Under Contract | 108 | 160 | + 48.1% | 2,957 | 2,701 | - 8.7% |
| New Listings | 89 | 119 | + 33.7% | 4,066 | 3,780 | - 7.0% |
| Sold Listings | 170 | 183 | + 7.6% | 3,022 | 2,621 | - 13.3% |
| Days on Market Until Sale | 63 | 76 | + 20.6% | 36 | 52 | + 44.4% |
| Median Sales Price* | \$800,000 | \$775,000 | - 3.1% | \$850,000 | \$825,000 | - 2.9% |
| Average Sales Price* | \$967,963 | \$937,426 | - 3.2% | \$1,091,666 | \$1,095,451 | + 0.3% |
| Percent of List Price Received* | 96.5% | 97.4% | + 0.9% | 102.4% | 98.7% | - 3.6% |

* 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 | December | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2022 | 2023 | Percent Change from Previous Year | Thru 12-2022 | Thru 12-2023 | Percent Change from Previous Year |
| Inventory of Active Listings | 209 | 201 | - 3.8% | -- | -- | -- |
| Under Contract | 55 | 68 | + 23.6% | 1,292 | 1,159 | - 10.3% |
| New Listings | 52 | 47 | - 9.6% | 1,665 | 1,539 | - 7.6% |
| Sold Listings | 73 | 94 | + 28.8% | 1,333 | 1,166 | - 12.5% |
| Days on Market Until Sale | 57 | 83 | + 45.6% | 45 | 57 | + 26.7% |
| Median Sales Price* | \$500,000 | \$495,750 | - 0.8% | \$515,000 | \$495,000 | - 3.9% |
| Average Sales Price* | \$573,452 | \$520,565 | - 9.2% | \$619,104 | \$564,242 | - 8.9% |
| Percent of List Price Received* | 98.3% | 97.3% | - 1.0% | 101.7% | 99.4% | - 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

