

Local Market Update for January 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Weld County

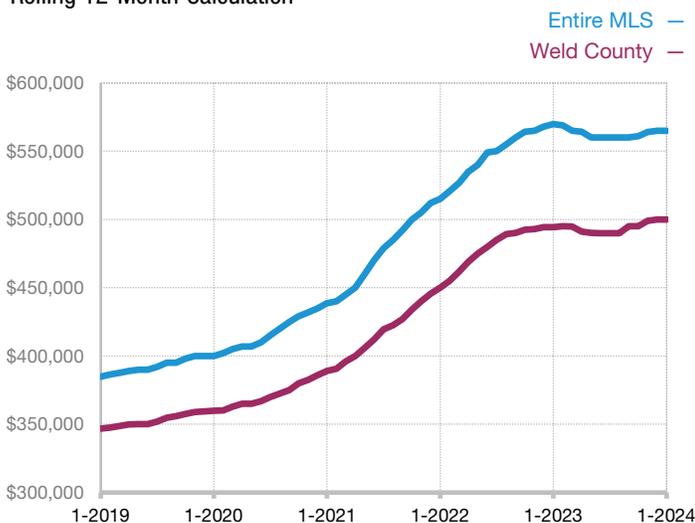
Single Family	January			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	1,040	973	- 6.4%	--	--	--
Under Contract	394	416	+ 5.6%	394	416	+ 5.6%
New Listings	417	426	+ 2.2%	417	426	+ 2.2%
Sold Listings	258	214	- 17.1%	258	214	- 17.1%
Days on Market Until Sale	72	71	- 1.4%	72	71	- 1.4%
Median Sales Price*	\$467,782	\$500,000	+ 6.9%	\$467,782	\$500,000	+ 6.9%
Average Sales Price*	\$523,228	\$548,094	+ 4.8%	\$523,228	\$548,094	+ 4.8%
Percent of List Price Received*	99.1%	99.0%	- 0.1%	99.1%	99.0%	- 0.1%

* 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	January			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	117	122	+ 4.3%	--	--	--
Under Contract	46	58	+ 26.1%	46	58	+ 26.1%
New Listings	58	66	+ 13.8%	58	66	+ 13.8%
Sold Listings	36	30	- 16.7%	36	30	- 16.7%
Days on Market Until Sale	84	71	- 15.5%	84	71	- 15.5%
Median Sales Price*	\$333,750	\$362,500	+ 8.6%	\$333,750	\$362,500	+ 8.6%
Average Sales Price*	\$355,258	\$370,200	+ 4.2%	\$355,258	\$370,200	+ 4.2%
Percent of List Price Received*	99.5%	100.0%	+ 0.5%	99.5%	100.0%	+ 0.5%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

