

# Local Market Update for February 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Commerce City

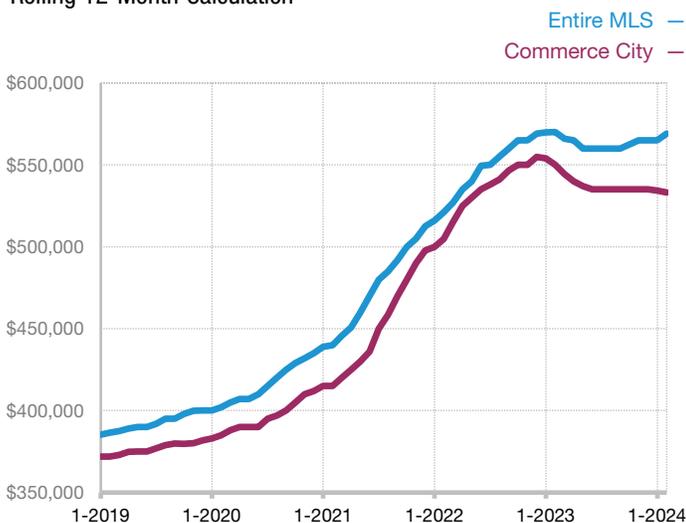
Single Family	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
Inventory of Active Listings	157	189	+ 20.4%	--	--	--
Under Contract	106	98	- 7.5%	196	170	- 13.3%
New Listings	99	120	+ 21.2%	178	208	+ 16.9%
Sold Listings	78	75	- 3.8%	128	130	+ 1.6%
Days on Market Until Sale	55	60	+ 9.1%	50	56	+ 12.0%
Median Sales Price*	\$522,450	\$524,950	+ 0.5%	\$520,000	\$515,000	- 1.0%
Average Sales Price*	\$527,897	\$523,958	- 0.7%	\$520,289	\$520,241	- 0.0%
Percent of List Price Received*	97.7%	99.2%	+ 1.5%	98.0%	99.0%	+ 1.0%

\* 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	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
Inventory of Active Listings	20	25	+ 25.0%	--	--	--
Under Contract	18	11	- 38.9%	38	19	- 50.0%
New Listings	12	17	+ 41.7%	32	26	- 18.8%
Sold Listings	24	5	- 79.2%	43	11	- 74.4%
Days on Market Until Sale	43	22	- 48.8%	38	40	+ 5.3%
Median Sales Price*	\$409,975	\$410,000	+ 0.0%	\$415,000	\$410,000	- 1.2%
Average Sales Price*	\$416,174	\$472,500	+ 13.5%	\$421,542	\$434,773	+ 3.1%
Percent of List Price Received*	98.9%	100.1%	+ 1.2%	99.6%	100.1%	+ 0.5%

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



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

