

# Local Market Update for February 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Clear Creek County

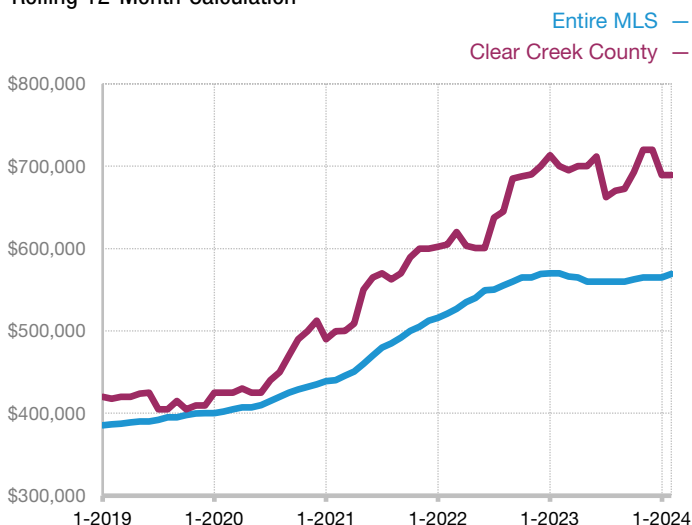
Single Family	February			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
Inventory of Active Listings	31	21	- 32.3%	--	--	--
Under Contract	7	8	+ 14.3%	14	13	- 7.1%
New Listings	8	8	0.0%	16	16	0.0%
Sold Listings	7	7	0.0%	12	15	+ 25.0%
Days on Market Until Sale	62	42	- 32.3%	58	46	- 20.7%
Median Sales Price*	\$640,000	\$675,000	+ 5.5%	\$682,500	\$522,000	- 23.5%
Average Sales Price*	\$774,714	\$1,087,500	+ 40.4%	\$724,708	\$758,200	+ 4.6%
Percent of List Price Received*	97.7%	97.1%	- 0.6%	96.3%	94.8%	- 1.6%

\* 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	February			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
Inventory of Active Listings	1	4	+ 300.0%	--	--	--
Under Contract	2	1	- 50.0%	3	1	- 66.7%
New Listings	3	0	- 100.0%	3	2	- 33.3%
Sold Listings	2	0	- 100.0%	2	2	0.0%
Days on Market Until Sale	40	0	- 100.0%	40	48	+ 20.0%
Median Sales Price*	\$428,000	\$0	- 100.0%	\$428,000	\$325,000	- 24.1%
Average Sales Price*	\$428,000	\$0	- 100.0%	\$428,000	\$325,000	- 24.1%
Percent of List Price Received*	99.6%	0.0%	- 100.0%	99.6%	97.3%	- 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

