

Local Market Update for July 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

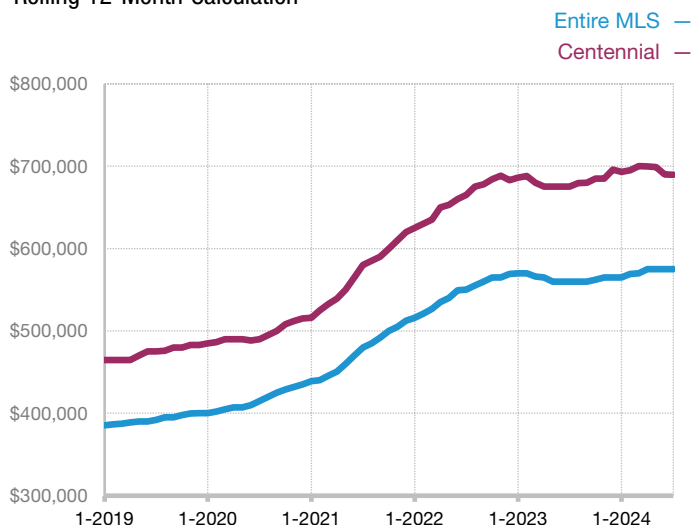
Single Family	July			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
Inventory of Active Listings	144	161	+ 11.8%	--	--	--
Under Contract	101	90	- 10.9%	669	679	+ 1.5%
New Listings	125	93	- 25.6%	734	822	+ 12.0%
Sold Listings	101	108	+ 6.9%	625	638	+ 2.1%
Days on Market Until Sale	16	22	+ 37.5%	26	24	- 7.7%
Median Sales Price*	\$728,000	\$712,500	- 2.1%	\$695,000	\$684,950	- 1.4%
Average Sales Price*	\$761,567	\$787,977	+ 3.5%	\$768,219	\$773,781	+ 0.7%
Percent of List Price Received*	100.2%	99.1%	- 1.1%	100.0%	100.0%	0.0%

* 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	July			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
Inventory of Active Listings	38	57	+ 50.0%	--	--	--
Under Contract	33	24	- 27.3%	211	184	- 12.8%
New Listings	40	33	- 17.5%	239	254	+ 6.3%
Sold Listings	27	18	- 33.3%	186	171	- 8.1%
Days on Market Until Sale	14	21	+ 50.0%	19	24	+ 26.3%
Median Sales Price*	\$444,900	\$500,450	+ 12.5%	\$440,000	\$465,000	+ 5.7%
Average Sales Price*	\$426,185	\$484,562	+ 13.7%	\$441,650	\$460,385	+ 4.2%
Percent of List Price Received*	100.4%	99.6%	- 0.8%	100.4%	99.6%	- 0.8%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

