

Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Elbert County

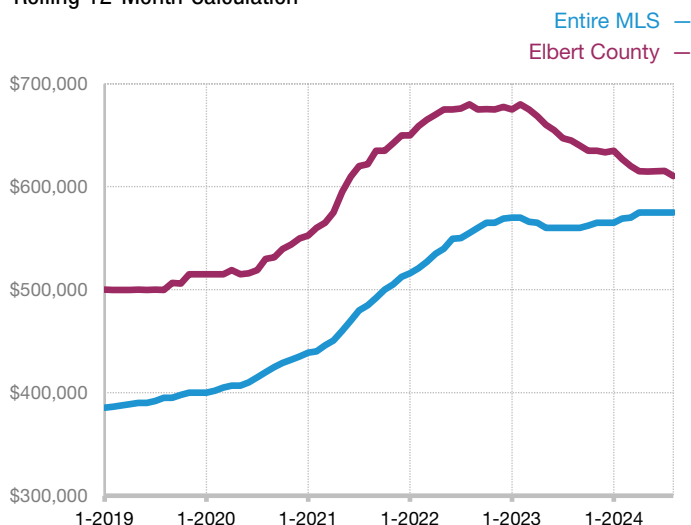
Single Family	August			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Inventory of Active Listings	156	202	+ 29.5%	--	--	--
Under Contract	47	66	+ 40.4%	407	461	+ 13.3%
New Listings	67	84	+ 25.4%	500	631	+ 26.2%
Sold Listings	64	54	- 15.6%	383	427	+ 11.5%
Days on Market Until Sale	51	45	- 11.8%	60	43	- 28.3%
Median Sales Price*	\$668,687	\$617,398	- 7.7%	\$645,000	\$620,000	- 3.9%
Average Sales Price*	\$785,541	\$683,642	- 13.0%	\$744,643	\$694,305	- 6.8%
Percent of List Price Received*	98.5%	98.8%	+ 0.3%	98.7%	98.7%	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	August			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Inventory of Active Listings	1	1	0.0%	--	--	--
Under Contract	0	0	--	1	2	+ 100.0%
New Listings	0	0	--	2	0	- 100.0%
Sold Listings	0	0	--	1	2	+ 100.0%
Days on Market Until Sale	0	0	--	6	91	+ 1416.7%
Median Sales Price*	\$0	\$0	--	\$335,000	\$387,500	+ 15.7%
Average Sales Price*	\$0	\$0	--	\$335,000	\$387,500	+ 15.7%
Percent of List Price Received*	0.0%	0.0%	--	98.6%	98.8%	+ 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

