

Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

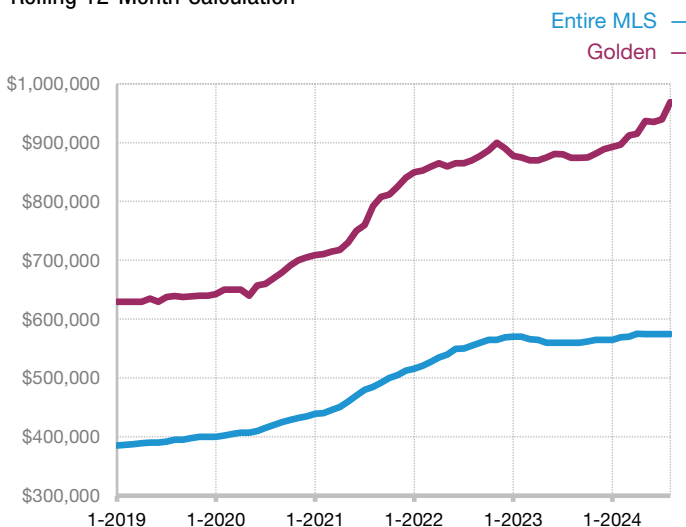
Single Family	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Inventory of Active Listings	96	137	+ 42.7%	--	--	--
Under Contract	52	54	+ 3.8%	390	339	- 13.1%
New Listings	50	72	+ 44.0%	466	470	+ 0.9%
Sold Listings	56	40	- 28.6%	368	308	- 16.3%
Days on Market Until Sale	25	23	- 8.0%	30	27	- 10.0%
Median Sales Price*	\$842,000	\$1,190,000	+ 41.3%	\$875,000	\$993,013	+ 13.5%
Average Sales Price*	\$969,960	\$1,271,448	+ 31.1%	\$1,024,411	\$1,117,909	+ 9.1%
Percent of List Price Received*	99.0%	98.5%	- 0.5%	100.2%	99.4%	- 0.8%

* 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		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Inventory of Active Listings	13	22	+ 69.2%	--	--	--
Under Contract	11	9	- 18.2%	114	82	- 28.1%
New Listings	7	13	+ 85.7%	121	98	- 19.0%
Sold Listings	13	10	- 23.1%	110	77	- 30.0%
Days on Market Until Sale	21	33	+ 57.1%	26	18	- 30.8%
Median Sales Price*	\$500,000	\$475,000	- 5.0%	\$525,000	\$510,000	- 2.9%
Average Sales Price*	\$537,638	\$552,200	+ 2.7%	\$609,134	\$576,109	- 5.4%
Percent of List Price Received*	98.1%	99.2%	+ 1.1%	100.4%	100.5%	+ 0.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

