

Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

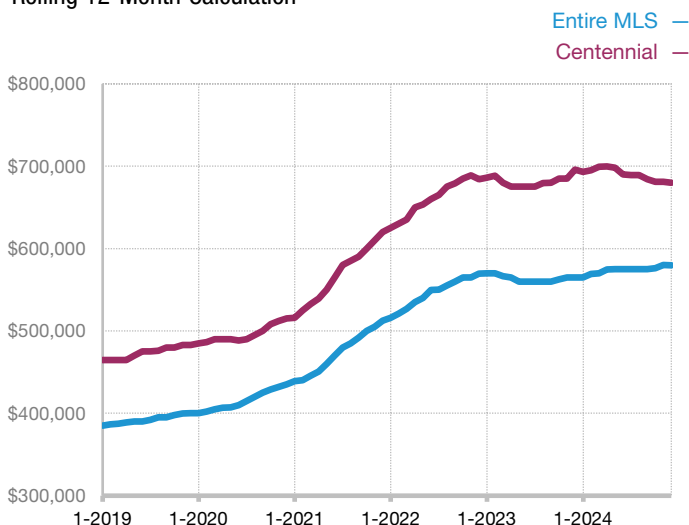
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Inventory of Active Listings	115	99	- 13.9%	--	--	--
Under Contract	54	56	+ 3.7%	1,001	1,051	+ 5.0%
New Listings	25	35	+ 40.0%	1,127	1,241	+ 10.1%
Sold Listings	66	85	+ 28.8%	1,000	1,038	+ 3.8%
Days on Market Until Sale	37	48	+ 29.7%	27	27	0.0%
Median Sales Price*	\$714,000	\$665,000	- 6.9%	\$695,750	\$680,000	- 2.3%
Average Sales Price*	\$820,025	\$752,460	- 8.2%	\$769,643	\$763,785	- 0.8%
Percent of List Price Received*	98.9%	98.7%	- 0.2%	99.7%	99.6%	- 0.1%

* 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	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Inventory of Active Listings	39	39	0.0%	--	--	--
Under Contract	15	15	0.0%	308	284	- 7.8%
New Listings	10	12	+ 20.0%	352	376	+ 6.8%
Sold Listings	14	23	+ 64.3%	303	286	- 5.6%
Days on Market Until Sale	25	62	+ 148.0%	19	33	+ 73.7%
Median Sales Price*	\$494,000	\$485,000	- 1.8%	\$449,000	\$461,563	+ 2.8%
Average Sales Price*	\$480,107	\$453,080	- 5.6%	\$447,031	\$450,956	+ 0.9%
Percent of List Price Received*	99.3%	98.8%	- 0.5%	100.0%	99.2%	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

