

Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

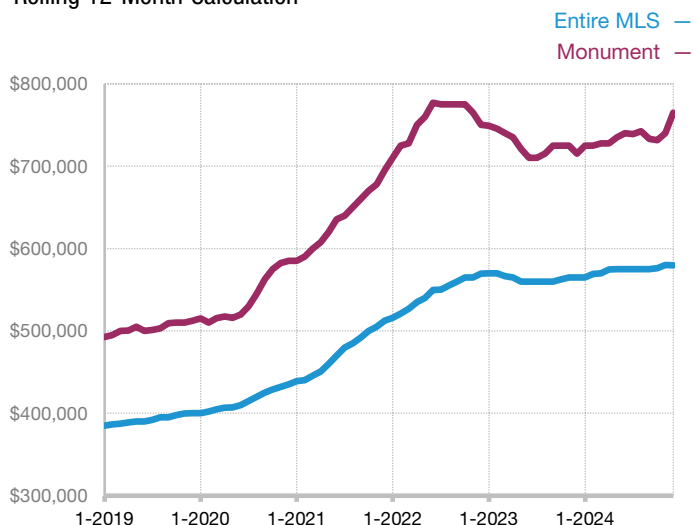
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Inventory of Active Listings	62	39	- 37.1%	--	--	--
Under Contract	16	14	- 12.5%	333	297	- 10.8%
New Listings	7	10	+ 42.9%	398	388	- 2.5%
Sold Listings	22	25	+ 13.6%	338	295	- 12.7%
Days on Market Until Sale	47	78	+ 66.0%	42	54	+ 28.6%
Median Sales Price*	\$604,585	\$778,000	+ 28.7%	\$715,000	\$765,000	+ 7.0%
Average Sales Price*	\$617,034	\$815,254	+ 32.1%	\$774,675	\$843,554	+ 8.9%
Percent of List Price Received*	99.2%	98.5%	- 0.7%	98.9%	99.0%	+ 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	3	5	+ 66.7%	--	--	--
Under Contract	1	0	- 100.0%	18	31	+ 72.2%
New Listings	1	0	- 100.0%	26	44	+ 69.2%
Sold Listings	1	3	+ 200.0%	17	30	+ 76.5%
Days on Market Until Sale	69	59	- 14.5%	30	42	+ 40.0%
Median Sales Price*	\$429,000	\$390,000	- 9.1%	\$390,000	\$390,500	+ 0.1%
Average Sales Price*	\$429,000	\$392,333	- 8.5%	\$382,935	\$413,730	+ 8.0%
Percent of List Price Received*	100.0%	99.6%	- 0.4%	98.9%	99.1%	+ 0.2%

* 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

