

Local Market Update for March 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Evergreen/Conifer

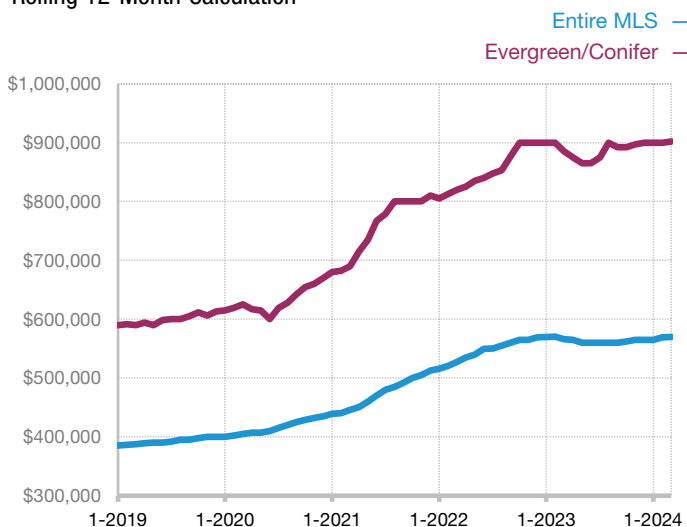
| Single Family | March | | | Year to Date | | |
|---------------------------------|-----------|-------------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2023 | 2024 | Percent Change from Previous Year | Thru 03-2023 | Thru 03-2024 | Percent Change from Previous Year |
| Inventory of Active Listings | 77 | 76 | - 1.3% | -- | -- | -- |
| Under Contract | 47 | 47 | 0.0% | 104 | 109 | + 4.8% |
| New Listings | 59 | 55 | - 6.8% | 108 | 116 | + 7.4% |
| Sold Listings | 33 | 44 | + 33.3% | 87 | 94 | + 8.0% |
| Days on Market Until Sale | 49 | 51 | + 4.1% | 56 | 62 | + 10.7% |
| Median Sales Price* | \$845,000 | \$857,450 | + 1.5% | \$850,000 | \$850,000 | 0.0% |
| Average Sales Price* | \$943,325 | \$1,071,386 | + 13.6% | \$987,099 | \$1,057,014 | + 7.1% |
| Percent of List Price Received* | 100.7% | 99.0% | - 1.7% | 98.1% | 98.3% | + 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.

| Townhouse/Condo | March | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2023 | 2024 | Percent Change from Previous Year | Thru 03-2023 | Thru 03-2024 | Percent Change from Previous Year |
| Inventory of Active Listings | 12 | 9 | - 25.0% | -- | -- | -- |
| Under Contract | 4 | 3 | - 25.0% | 9 | 6 | - 33.3% |
| New Listings | 3 | 9 | + 200.0% | 11 | 14 | + 27.3% |
| Sold Listings | 3 | 4 | + 33.3% | 8 | 8 | 0.0% |
| Days on Market Until Sale | 15 | 49 | + 226.7% | 23 | 87 | + 278.3% |
| Median Sales Price* | \$420,000 | \$799,220 | + 90.3% | \$533,750 | \$944,950 | + 77.0% |
| Average Sales Price* | \$390,833 | \$765,213 | + 95.8% | \$542,813 | \$795,382 | + 46.5% |
| Percent of List Price Received* | 98.6% | 104.9% | + 6.4% | 99.3% | 101.4% | + 2.1% |

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

