

Local Market Update for July 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Boulder

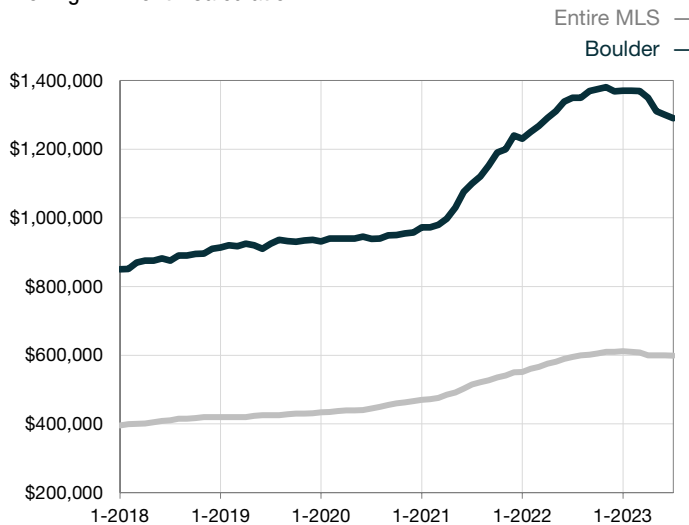
Single Family	July			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
New Listings	126	124	- 1.6%	868	895	+ 3.1%
Sold Listings	77	97	+ 26.0%	550	491	- 10.7%
Median Sales Price*	\$1,365,000	\$1,275,000	- 6.6%	\$1,435,000	\$1,325,000	- 7.7%
Average Sales Price*	\$1,511,774	\$1,480,653	- 2.1%	\$1,710,929	\$1,731,240	+ 1.2%
Percent of List Price Received*	98.4%	97.5%	- 0.9%	105.1%	98.2%	- 6.6%
Days on Market Until Sale	34	46	+ 35.3%	36	52	+ 44.4%
Inventory of Homes for Sale	209	255	+ 22.0%	--	--	--
Months Supply of Inventory	2.4	3.7	+ 54.2%	--	--	--

* 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	July			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
New Listings	77	72	- 6.5%	556	508	- 8.6%
Sold Listings	63	48	- 23.8%	436	324	- 25.7%
Median Sales Price*	\$509,000	\$504,750	- 0.8%	\$535,000	\$505,000	- 5.6%
Average Sales Price*	\$689,223	\$599,272	- 13.1%	\$704,370	\$600,799	- 14.7%
Percent of List Price Received*	100.4%	99.5%	- 0.9%	103.0%	99.6%	- 3.3%
Days on Market Until Sale	54	49	- 9.3%	51	44	- 13.7%
Inventory of Homes for Sale	109	121	+ 11.0%	--	--	--
Months Supply of Inventory	1.6	2.5	+ 56.3%	--	--	--

* 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

