

Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Windsor

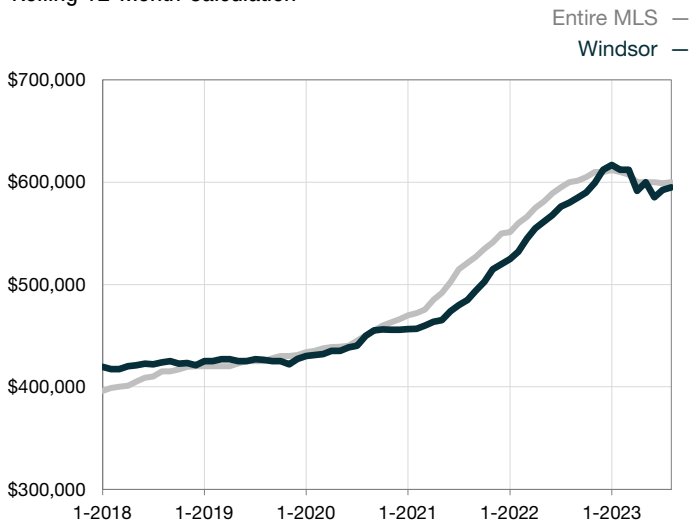
Single Family	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	77	71	- 7.8%	836	680	- 18.7%
Sold Listings	67	58	- 13.4%	673	567	- 15.8%
Median Sales Price*	\$595,000	\$595,492	+ 0.1%	\$598,623	\$572,500	- 4.4%
Average Sales Price*	\$672,936	\$663,382	- 1.4%	\$660,941	\$645,256	- 2.4%
Percent of List Price Received*	99.2%	99.4%	+ 0.2%	101.6%	99.7%	- 1.9%
Days on Market Until Sale	36	57	+ 58.3%	50	93	+ 86.0%
Inventory of Homes for Sale	225	130	- 42.2%	--	--	--
Months Supply of Inventory	2.6	2.1	- 19.2%	--	--	--

* 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	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	5	28	+ 460.0%	86	115	+ 33.7%
Sold Listings	16	13	- 18.8%	94	78	- 17.0%
Median Sales Price*	\$494,048	\$409,000	- 17.2%	\$438,250	\$444,445	+ 1.4%
Average Sales Price*	\$490,723	\$458,630	- 6.5%	\$455,593	\$467,847	+ 2.7%
Percent of List Price Received*	100.9%	100.0%	- 0.9%	103.1%	100.4%	- 2.6%
Days on Market Until Sale	42	39	- 7.1%	146	101	- 30.8%
Inventory of Homes for Sale	13	30	+ 130.8%	--	--	--
Months Supply of Inventory	1.1	3.1	+ 181.8%	--	--	--

* 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

