

Local Market Update for November 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Boulder

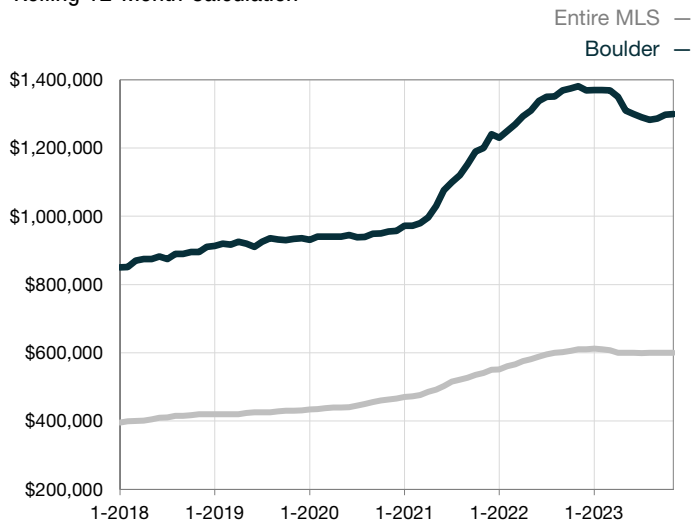
Single Family	November			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
New Listings	59	53	- 10.2%	1,243	1,289	+ 3.7%
Sold Listings	51	50	- 2.0%	832	755	- 9.3%
Median Sales Price*	\$1,196,700	\$1,383,250	+ 15.6%	\$1,400,000	\$1,335,000	- 4.6%
Average Sales Price*	\$1,669,264	\$1,893,865	+ 13.5%	\$1,690,270	\$1,724,401	+ 2.0%
Percent of List Price Received*	96.3%	96.1%	- 0.2%	102.5%	97.8%	- 4.6%
Days on Market Until Sale	59	67	+ 13.6%	41	55	+ 34.1%
Inventory of Homes for Sale	179	210	+ 17.3%	--	--	--
Months Supply of Inventory	2.4	3.1	+ 29.2%	--	--	--

* 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	November			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
New Listings	29	32	+ 10.3%	779	763	- 2.1%
Sold Listings	37	44	+ 18.9%	658	510	- 22.5%
Median Sales Price*	\$539,000	\$525,000	- 2.6%	\$544,968	\$508,750	- 6.6%
Average Sales Price*	\$631,328	\$692,910	+ 9.8%	\$713,183	\$610,061	- 14.5%
Percent of List Price Received*	97.6%	98.9%	+ 1.3%	101.5%	99.4%	- 2.1%
Days on Market Until Sale	49	69	+ 40.8%	56	47	- 16.1%
Inventory of Homes for Sale	81	116	+ 43.2%	--	--	--
Months Supply of Inventory	1.4	2.5	+ 78.6%	--	--	--

* 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

