

Local Market Update for November 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Fort Collins

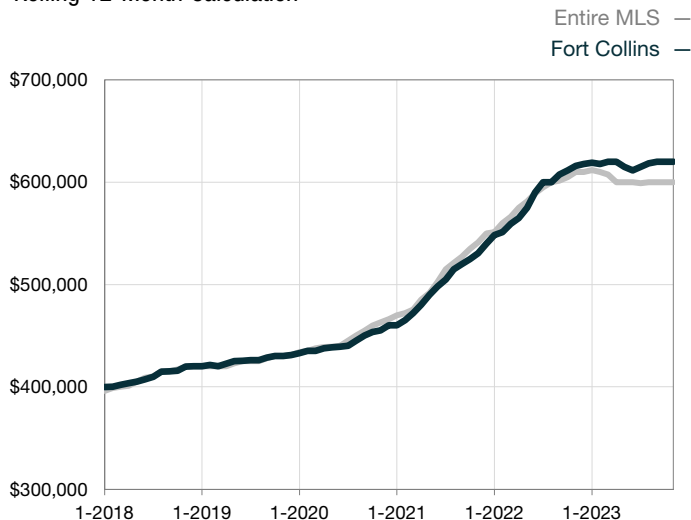
Single Family	November			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
New Listings	98	93	- 5.1%	2,245	2,032	- 9.5%
Sold Listings	117	106	- 9.4%	1,801	1,445	- 19.8%
Median Sales Price*	\$585,000	\$577,500	- 1.3%	\$611,500	\$620,000	+ 1.4%
Average Sales Price*	\$648,933	\$624,024	- 3.8%	\$681,922	\$693,285	+ 1.7%
Percent of List Price Received*	98.9%	98.4%	- 0.5%	102.2%	99.8%	- 2.3%
Days on Market Until Sale	41	58	+ 41.5%	32	49	+ 53.1%
Inventory of Homes for Sale	256	273	+ 6.6%	--	--	--
Months Supply of Inventory	1.6	2.1	+ 31.3%	--	--	--

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

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	38	51	+ 34.2%	755	804	+ 6.5%
Sold Listings	36	49	+ 36.1%	661	581	- 12.1%
Median Sales Price*	\$413,250	\$369,900	- 10.5%	\$399,250	\$400,000	+ 0.2%
Average Sales Price*	\$453,934	\$406,579	- 10.4%	\$407,894	\$411,619	+ 0.9%
Percent of List Price Received*	98.9%	98.9%	0.0%	102.6%	99.7%	- 2.8%
Days on Market Until Sale	46	64	+ 39.1%	29	58	+ 100.0%
Inventory of Homes for Sale	109	145	+ 33.0%	--	--	--
Months Supply of Inventory	1.8	2.8	+ 55.6%	--	--	--

* 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

