

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Boulder

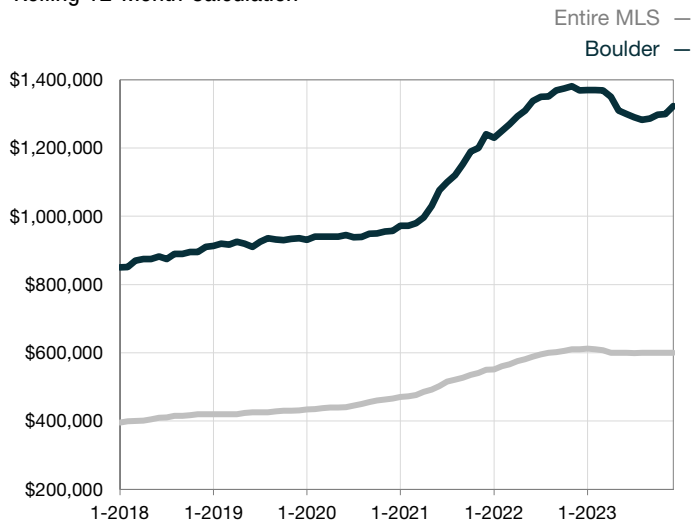
Single Family	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	41	37	- 9.8%	1,284	1,325	+ 3.2%
Sold Listings	60	47	- 21.7%	892	803	- 10.0%
Median Sales Price*	\$1,108,900	\$1,235,000	+ 11.4%	\$1,375,000	\$1,328,000	- 3.4%
Average Sales Price*	\$1,386,000	\$1,403,677	+ 1.3%	\$1,669,780	\$1,704,758	+ 2.1%
Percent of List Price Received*	96.7%	97.2%	+ 0.5%	102.1%	97.8%	- 4.2%
Days on Market Until Sale	63	77	+ 22.2%	42	57	+ 35.7%
Inventory of Homes for Sale	143	143	0.0%	--	--	--
Months Supply of Inventory	1.9	2.1	+ 10.5%	--	--	--

* 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	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	18	28	+ 55.6%	797	791	- 0.8%
Sold Listings	36	33	- 8.3%	694	543	- 21.8%
Median Sales Price*	\$474,000	\$457,000	- 3.6%	\$542,468	\$502,000	- 7.5%
Average Sales Price*	\$608,566	\$540,425	- 11.2%	\$707,756	\$605,829	- 14.4%
Percent of List Price Received*	98.2%	97.0%	- 1.2%	101.3%	99.3%	- 2.0%
Days on Market Until Sale	54	83	+ 53.7%	56	49	- 12.5%
Inventory of Homes for Sale	55	86	+ 56.4%	--	--	--
Months Supply of Inventory	1.0	1.9	+ 90.0%	--	--	--

* 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

