

Local Market Update for January 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Fort Collins

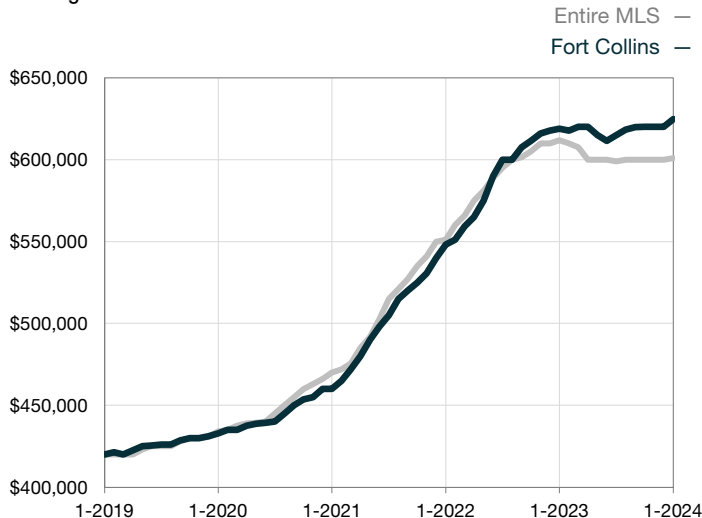
Single Family	January			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
New Listings	106	129	+ 21.7%	106	129	+ 21.7%
Sold Listings	75	78	+ 4.0%	75	78	+ 4.0%
Median Sales Price*	\$565,000	\$625,000	+ 10.6%	\$565,000	\$625,000	+ 10.6%
Average Sales Price*	\$631,119	\$797,591	+ 26.4%	\$631,119	\$797,591	+ 26.4%
Percent of List Price Received*	99.1%	98.5%	- 0.6%	99.1%	98.5%	- 0.6%
Days on Market Until Sale	61	71	+ 16.4%	61	71	+ 16.4%
Inventory of Homes for Sale	170	196	+ 15.3%	--	--	--
Months Supply of Inventory	1.1	1.5	+ 36.4%	--	--	--

* 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	January			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
New Listings	35	37	+ 5.7%	35	37	+ 5.7%
Sold Listings	27	36	+ 33.3%	27	36	+ 33.3%
Median Sales Price*	\$405,000	\$347,500	- 14.2%	\$405,000	\$347,500	- 14.2%
Average Sales Price*	\$369,820	\$369,735	- 0.0%	\$369,820	\$369,735	- 0.0%
Percent of List Price Received*	97.8%	99.0%	+ 1.2%	97.8%	99.0%	+ 1.2%
Days on Market Until Sale	75	89	+ 18.7%	75	89	+ 18.7%
Inventory of Homes for Sale	89	106	+ 19.1%	--	--	--
Months Supply of Inventory	1.6	2.0	+ 25.0%	--	--	--

* 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

