

Local Market Update for March 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Fort Collins

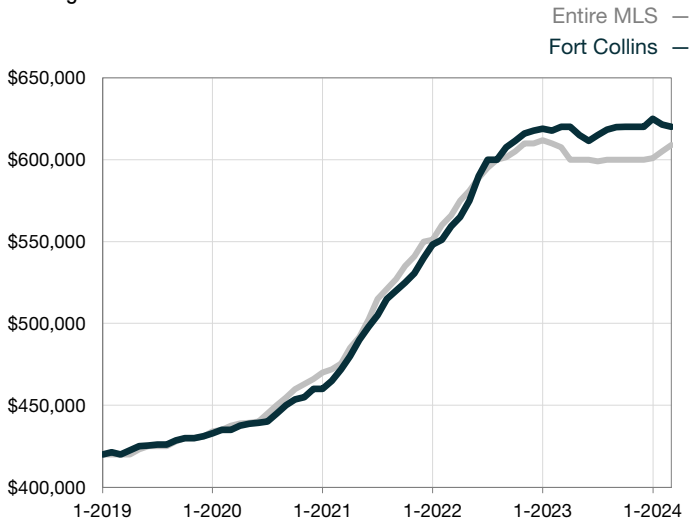
Single Family	March			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 03-2023	Thru 03-2024	Percent Change from Previous Year
Key Metrics						
New Listings	200	173	- 13.5%	414	455	+ 9.9%
Sold Listings	138	122	- 11.6%	303	308	+ 1.7%
Median Sales Price*	\$625,400	\$625,000	- 0.1%	\$605,000	\$615,000	+ 1.7%
Average Sales Price*	\$680,302	\$682,674	+ 0.3%	\$669,510	\$703,807	+ 5.1%
Percent of List Price Received*	99.7%	99.5%	- 0.2%	99.5%	99.1%	- 0.4%
Days on Market Until Sale	54	62	+ 14.8%	59	68	+ 15.3%
Inventory of Homes for Sale	180	198	+ 10.0%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 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.

Townhouse/Condo	March			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 03-2023	Thru 03-2024	Percent Change from Previous Year
Key Metrics						
New Listings	69	60	- 13.0%	169	183	+ 8.3%
Sold Listings	49	54	+ 10.2%	117	124	+ 6.0%
Median Sales Price*	\$375,000	\$429,693	+ 14.6%	\$392,500	\$394,750	+ 0.6%
Average Sales Price*	\$377,212	\$419,373	+ 11.2%	\$381,749	\$404,663	+ 6.0%
Percent of List Price Received*	99.8%	99.7%	- 0.1%	99.2%	99.4%	+ 0.2%
Days on Market Until Sale	68	89	+ 30.9%	85	89	+ 4.7%
Inventory of Homes for Sale	100	111	+ 11.0%	--	--	--
Months Supply of Inventory	1.8	2.1	+ 16.7%	--	--	--

* 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

