

Local Market Update for July 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Fort Collins

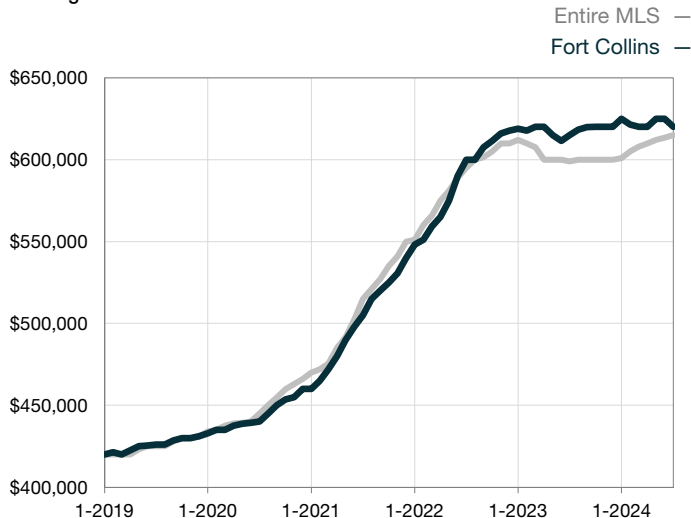
Single Family	July			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
New Listings	227	245	+ 7.9%	1,359	1,471	+ 8.2%
Sold Listings	161	152	- 5.6%	938	971	+ 3.5%
Median Sales Price*	\$692,000	\$637,500	- 7.9%	\$635,000	\$635,000	0.0%
Average Sales Price*	\$786,488	\$692,182	- 12.0%	\$713,069	\$728,120	+ 2.1%
Percent of List Price Received*	99.7%	99.2%	- 0.5%	100.2%	99.7%	- 0.5%
Days on Market Until Sale	43	46	+ 7.0%	48	53	+ 10.4%
Inventory of Homes for Sale	327	401	+ 22.6%	--	--	--
Months Supply of Inventory	2.4	3.0	+ 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.

Townhouse/Condo	July			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
New Listings	104	89	- 14.4%	540	582	+ 7.8%
Sold Listings	49	71	+ 44.9%	379	404	+ 6.6%
Median Sales Price*	\$420,000	\$420,000	0.0%	\$405,000	\$408,850	+ 1.0%
Average Sales Price*	\$421,107	\$455,249	+ 8.1%	\$410,171	\$419,665	+ 2.3%
Percent of List Price Received*	99.8%	99.0%	- 0.8%	99.9%	99.3%	- 0.6%
Days on Market Until Sale	43	75	+ 74.4%	61	78	+ 27.9%
Inventory of Homes for Sale	174	156	- 10.3%	--	--	--
Months Supply of Inventory	3.4	2.9	- 14.7%	--	--	--

* 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

