

Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Fort Collins

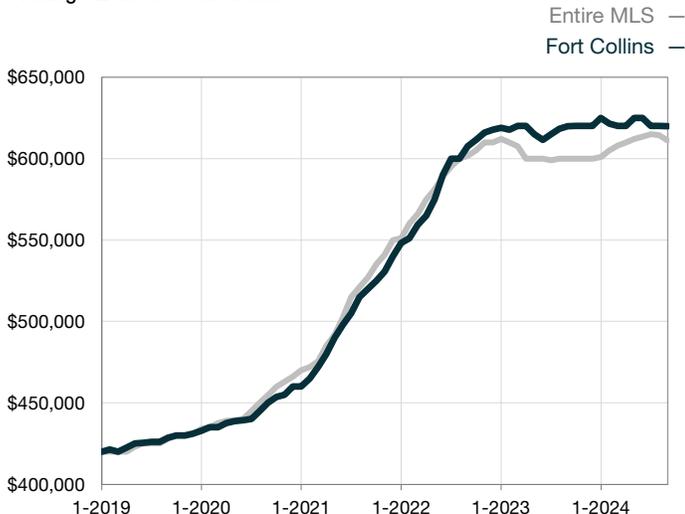
Single Family	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Key Metrics						
New Listings	184	182	- 1.1%	1,761	1,889	+ 7.3%
Sold Listings	133	128	- 3.8%	1,231	1,239	+ 0.6%
Median Sales Price*	\$608,000	\$600,000	- 1.3%	\$625,000	\$625,000	0.0%
Average Sales Price*	\$682,825	\$660,880	- 3.2%	\$703,045	\$722,600	+ 2.8%
Percent of List Price Received*	99.2%	98.4%	- 0.8%	100.0%	99.4%	- 0.6%
Days on Market Until Sale	52	58	+ 11.5%	48	53	+ 10.4%
Inventory of Homes for Sale	357	382	+ 7.0%	--	--	--
Months Supply of Inventory	2.7	2.9	+ 7.4%	--	--	--

* 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	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Key Metrics						
New Listings	66	75	+ 13.6%	688	750	+ 9.0%
Sold Listings	47	39	- 17.0%	485	523	+ 7.8%
Median Sales Price*	\$405,000	\$389,000	- 4.0%	\$405,000	\$400,000	- 1.2%
Average Sales Price*	\$420,330	\$399,092	- 5.1%	\$415,603	\$416,119	+ 0.1%
Percent of List Price Received*	99.5%	99.1%	- 0.4%	99.8%	99.2%	- 0.6%
Days on Market Until Sale	49	73	+ 49.0%	58	75	+ 29.3%
Inventory of Homes for Sale	169	174	+ 3.0%	--	--	--
Months Supply of Inventory	3.4	3.2	- 5.9%	--	--	--

* 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

