

Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Windsor

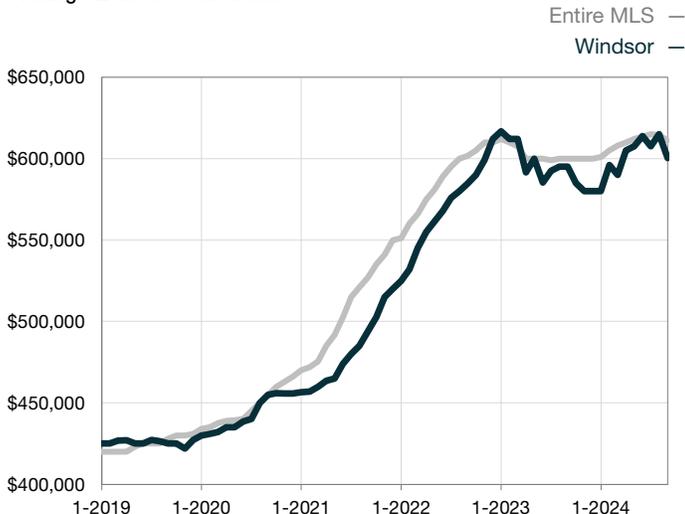
Single Family	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Key Metrics						
New Listings	64	106	+ 65.6%	744	947	+ 27.3%
Sold Listings	42	63	+ 50.0%	610	607	- 0.5%
Median Sales Price*	\$675,000	\$559,895	- 17.1%	\$580,000	\$605,000	+ 4.3%
Average Sales Price*	\$713,479	\$659,168	- 7.6%	\$649,882	\$696,882	+ 7.2%
Percent of List Price Received*	98.8%	98.5%	- 0.3%	99.6%	99.4%	- 0.2%
Days on Market Until Sale	53	73	+ 37.7%	90	73	- 18.9%
Inventory of Homes for Sale	132	232	+ 75.8%	--	--	--
Months Supply of Inventory	2.2	3.9	+ 77.3%	--	--	--

* 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	21	7	- 66.7%	136	123	- 9.6%
Sold Listings	16	10	- 37.5%	94	77	- 18.1%
Median Sales Price*	\$411,500	\$417,750	+ 1.5%	\$440,235	\$416,555	- 5.4%
Average Sales Price*	\$393,305	\$346,765	- 11.8%	\$455,159	\$416,620	- 8.5%
Percent of List Price Received*	99.0%	97.4%	- 1.6%	100.1%	98.7%	- 1.4%
Days on Market Until Sale	72	155	+ 115.3%	96	108	+ 12.5%
Inventory of Homes for Sale	40	36	- 10.0%	--	--	--
Months Supply of Inventory	3.9	4.2	+ 7.7%	--	--	--

* 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

