

# Local Market Update for April 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Evergreen/Conifer

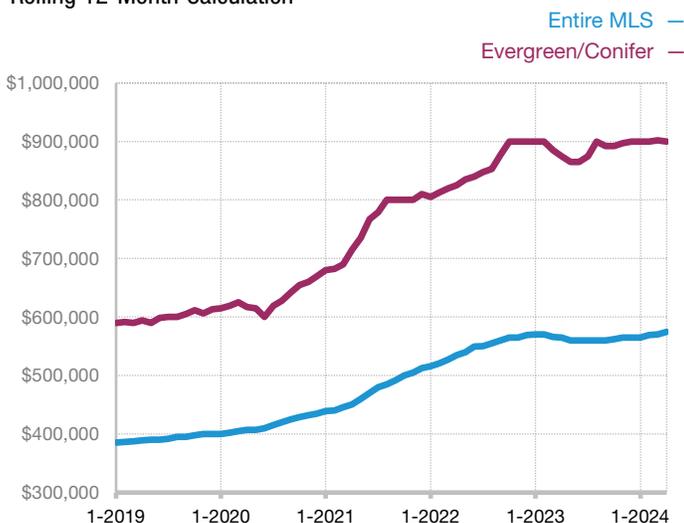
Single Family	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Inventory of Active Listings	92	91	- 1.1%	--	--	--
Under Contract	37	53	+ 43.2%	141	160	+ 13.5%
New Listings	56	78	+ 39.3%	164	194	+ 18.3%
Sold Listings	44	31	- 29.5%	131	125	- 4.6%
Days on Market Until Sale	21	38	+ 81.0%	44	56	+ 27.3%
Median Sales Price*	\$987,000	\$1,028,000	+ 4.2%	\$895,000	\$870,000	- 2.8%
Average Sales Price*	\$1,112,581	\$1,213,903	+ 9.1%	\$1,029,245	\$1,095,922	+ 6.5%
Percent of List Price Received*	100.1%	98.9%	- 1.2%	98.8%	98.5%	- 0.3%

\* 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	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Inventory of Active Listings	12	8	- 33.3%	--	--	--
Under Contract	4	5	+ 25.0%	13	10	- 23.1%
New Listings	5	4	- 20.0%	16	18	+ 12.5%
Sold Listings	3	2	- 33.3%	11	10	- 9.1%
Days on Market Until Sale	24	46	+ 91.7%	23	79	+ 243.5%
Median Sales Price*	\$605,000	\$583,900	- 3.5%	\$580,000	\$796,350	+ 37.3%
Average Sales Price*	\$559,833	\$583,900	+ 4.3%	\$547,455	\$753,085	+ 37.6%
Percent of List Price Received*	99.2%	98.1%	- 1.1%	99.3%	100.7%	+ 1.4%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

