

Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Jefferson County

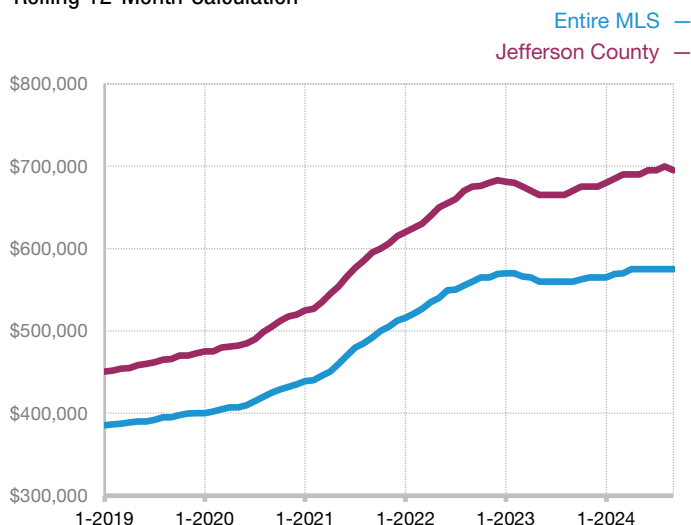
Single Family	September			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Inventory of Active Listings	1,005	1,251	+ 24.5%	--	--	--
Under Contract	410	541	+ 32.0%	4,431	4,591	+ 3.6%
New Listings	579	641	+ 10.7%	5,260	5,984	+ 13.8%
Sold Listings	448	476	+ 6.3%	4,324	4,320	- 0.1%
Days on Market Until Sale	28	31	+ 10.7%	26	27	+ 3.8%
Median Sales Price*	\$718,700	\$662,000	- 7.9%	\$680,000	\$701,975	+ 3.2%
Average Sales Price*	\$838,721	\$775,738	- 7.5%	\$791,078	\$817,214	+ 3.3%
Percent of List Price Received*	99.3%	99.1%	- 0.2%	100.3%	99.8%	- 0.5%

* 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		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Inventory of Active Listings	345	456	+ 32.2%	--	--	--
Under Contract	157	155	- 1.3%	1,755	1,522	- 13.3%
New Listings	230	234	+ 1.7%	1,991	2,051	+ 3.0%
Sold Listings	173	164	- 5.2%	1,698	1,452	- 14.5%
Days on Market Until Sale	23	39	+ 69.6%	27	36	+ 33.3%
Median Sales Price*	\$400,000	\$418,950	+ 4.7%	\$415,000	\$412,000	- 0.7%
Average Sales Price*	\$434,312	\$427,740	- 1.5%	\$454,625	\$438,003	- 3.7%
Percent of List Price Received*	99.6%	99.0%	- 0.6%	99.9%	99.4%	- 0.5%

* 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

