

Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Louisville

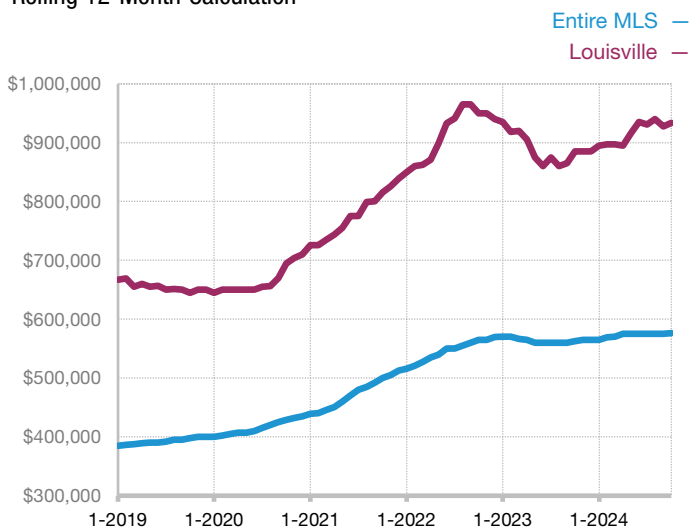
Single Family	October			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
Inventory of Active Listings	29	49	+ 69.0%	--	--	--
Under Contract	11	17	+ 54.5%	158	172	+ 8.9%
New Listings	13	20	+ 53.8%	189	253	+ 33.9%
Sold Listings	20	20	0.0%	153	161	+ 5.2%
Days on Market Until Sale	23	62	+ 169.6%	39	46	+ 17.9%
Median Sales Price*	\$896,000	\$962,500	+ 7.4%	\$895,000	\$945,000	+ 5.6%
Average Sales Price*	\$1,128,989	\$1,034,940	- 8.3%	\$1,018,084	\$1,066,717	+ 4.8%
Percent of List Price Received*	101.5%	96.9%	- 4.5%	100.4%	98.8%	- 1.6%

* 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	October			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
Inventory of Active Listings	9	26	+ 188.9%	--	--	--
Under Contract	7	7	0.0%	46	47	+ 2.2%
New Listings	9	13	+ 44.4%	65	86	+ 32.3%
Sold Listings	5	3	- 40.0%	46	43	- 6.5%
Days on Market Until Sale	63	29	- 54.0%	48	45	- 6.3%
Median Sales Price*	\$465,000	\$495,000	+ 6.5%	\$544,350	\$520,000	- 4.5%
Average Sales Price*	\$618,700	\$541,667	- 12.5%	\$635,470	\$568,422	- 10.6%
Percent of List Price Received*	103.0%	98.7%	- 4.2%	99.6%	99.3%	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

