

# Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Centennial

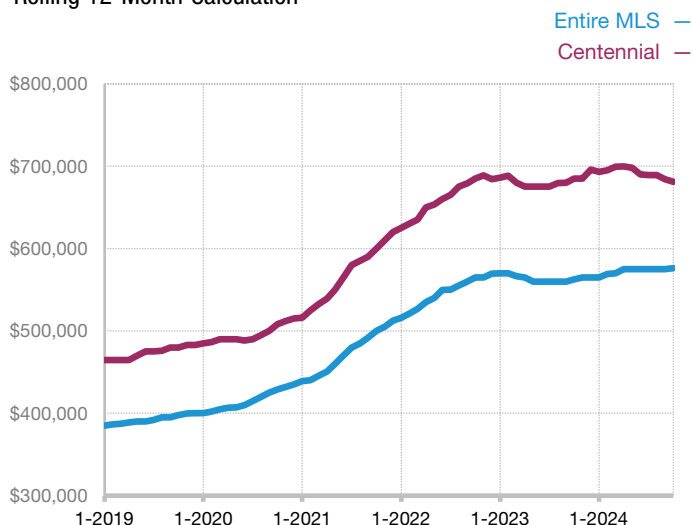
Single Family	October			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
Inventory of Active Listings	174	200	+ 14.9%	--	--	--
Under Contract	64	72	+ 12.5%	888	921	+ 3.7%
New Listings	86	108	+ 25.6%	1,036	1,163	+ 12.3%
Sold Listings	73	87	+ 19.2%	866	892	+ 3.0%
Days on Market Until Sale	22	35	+ 59.1%	25	25	0.0%
Median Sales Price*	\$689,000	\$680,000	- 1.3%	\$695,750	\$680,000	- 2.3%
Average Sales Price*	\$734,338	\$766,549	+ 4.4%	\$765,784	\$766,242	+ 0.1%
Percent of List Price Received*	99.7%	99.2%	- 0.5%	99.8%	99.8%	0.0%

\* 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	50	56	+ 12.0%	--	--	--
Under Contract	20	27	+ 35.0%	279	256	- 8.2%
New Listings	30	26	- 13.3%	329	348	+ 5.8%
Sold Listings	9	20	+ 122.2%	268	244	- 9.0%
Days on Market Until Sale	8	35	+ 337.5%	18	29	+ 61.1%
Median Sales Price*	\$525,000	\$424,500	- 19.1%	\$446,750	\$461,513	+ 3.3%
Average Sales Price*	\$537,447	\$437,437	- 18.6%	\$447,703	\$453,731	+ 1.3%
Percent of List Price Received*	99.7%	97.4%	- 2.3%	100.1%	99.3%	- 0.8%

\* 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

