

Local Market Update for November 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

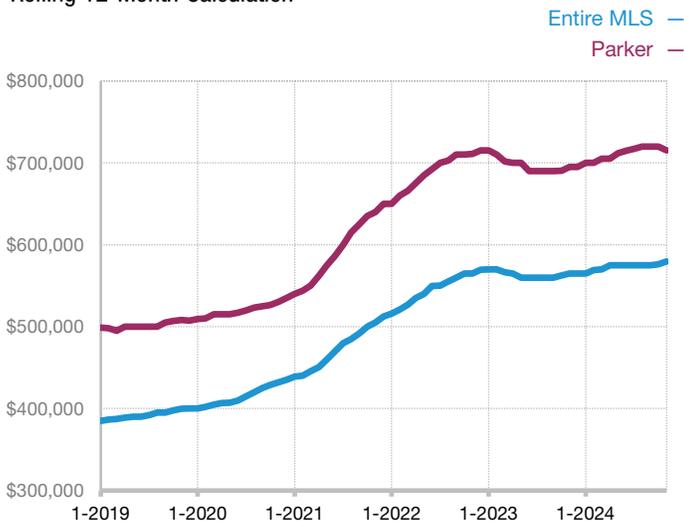
Single Family	November			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 11-2023	Thru 11-2024	Percent Change from Previous Year
Inventory of Active Listings	324	329	+ 1.5%	--	--	--
Under Contract	81	111	+ 37.0%	1,509	1,549	+ 2.7%
New Listings	96	100	+ 4.2%	1,779	2,031	+ 14.2%
Sold Listings	101	124	+ 22.8%	1,521	1,521	0.0%
Days on Market Until Sale	33	43	+ 30.3%	35	40	+ 14.3%
Median Sales Price*	\$730,000	\$694,250	- 4.9%	\$695,000	\$716,000	+ 3.0%
Average Sales Price*	\$783,826	\$791,342	+ 1.0%	\$779,419	\$804,432	+ 3.2%
Percent of List Price Received*	99.0%	98.2%	- 0.8%	99.1%	98.9%	- 0.2%

* 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	November			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 11-2023	Thru 11-2024	Percent Change from Previous Year
Inventory of Active Listings	80	59	- 26.3%	--	--	--
Under Contract	26	17	- 34.6%	372	229	- 38.4%
New Listings	27	15	- 44.4%	433	321	- 25.9%
Sold Listings	35	9	- 74.3%	371	239	- 35.6%
Days on Market Until Sale	41	50	+ 22.0%	44	39	- 11.4%
Median Sales Price*	\$488,400	\$373,000	- 23.6%	\$450,000	\$417,990	- 7.1%
Average Sales Price*	\$483,223	\$376,611	- 22.1%	\$467,406	\$426,948	- 8.7%
Percent of List Price Received*	98.1%	98.2%	+ 0.1%	99.0%	99.0%	0.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

