

Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Boulder County

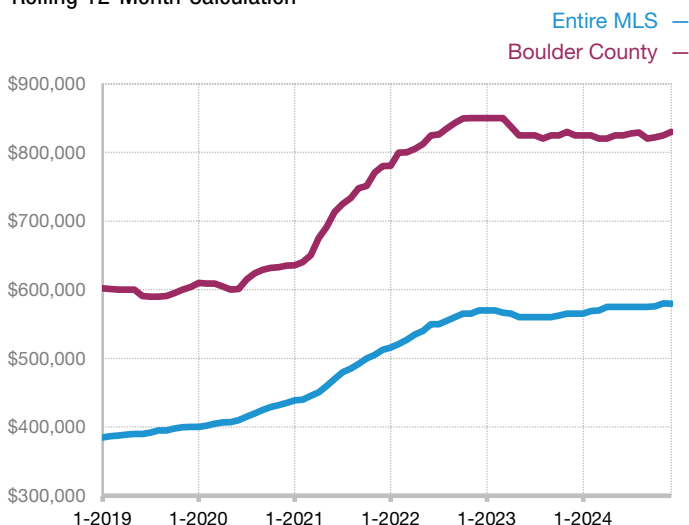
Single Family	December			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	487	486	- 0.2%	--	--	--
Under Contract	155	153	- 1.3%	2,710	2,978	+ 9.9%
New Listings	122	113	- 7.4%	3,800	4,256	+ 12.0%
Sold Listings	183	232	+ 26.8%	2,642	3,002	+ 13.6%
Days on Market Until Sale	76	77	+ 1.3%	52	58	+ 11.5%
Median Sales Price*	\$775,000	\$850,000	+ 9.7%	\$825,000	\$830,000	+ 0.6%
Average Sales Price*	\$942,226	\$992,532	+ 5.3%	\$1,098,416	\$1,066,932	- 2.9%
Percent of List Price Received*	97.4%	97.4%	0.0%	98.7%	98.2%	- 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	December			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	241	307	+ 27.4%	--	--	--
Under Contract	72	71	- 1.4%	1,167	1,117	- 4.3%
New Listings	50	48	- 4.0%	1,548	1,844	+ 19.1%
Sold Listings	94	96	+ 2.1%	1,172	1,121	- 4.4%
Days on Market Until Sale	83	81	- 2.4%	57	69	+ 21.1%
Median Sales Price*	\$498,250	\$498,750	+ 0.1%	\$498,750	\$489,000	- 2.0%
Average Sales Price*	\$521,952	\$558,979	+ 7.1%	\$565,063	\$560,062	- 0.9%
Percent of List Price Received*	97.3%	98.3%	+ 1.0%	99.4%	98.6%	- 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

