

Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Vallecito

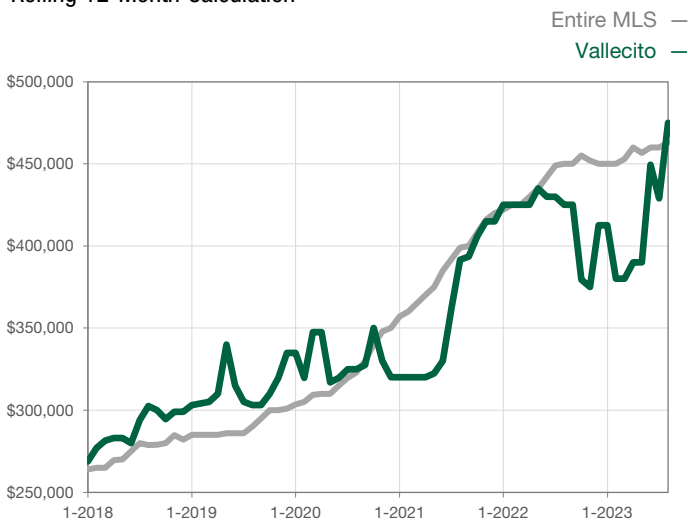
Single Family	August			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
Key Metrics						
New Listings	3	0	- 100.0%	41	31	- 24.4%
Sold Listings	5	3	- 40.0%	20	11	- 45.0%
Median Sales Price*	\$365,000	\$495,000	+ 35.6%	\$440,000	\$625,000	+ 42.0%
Average Sales Price*	\$392,000	\$605,333	+ 54.4%	\$465,050	\$626,245	+ 34.7%
Percent of List Price Received*	89.8%	99.7%	+ 11.0%	95.1%	95.8%	+ 0.7%
Days on Market Until Sale	73	35	- 52.1%	92	67	- 27.2%
Cumulative Days on Market Until Sale	87	35	- 59.8%	96	70	- 27.1%
Inventory of Homes for Sale	16	10	- 37.5%	--	--	--
Months Supply of Inventory	3.6	4.8	+ 33.3%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	August			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
Key Metrics						
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

