

# Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®



## Vallecito

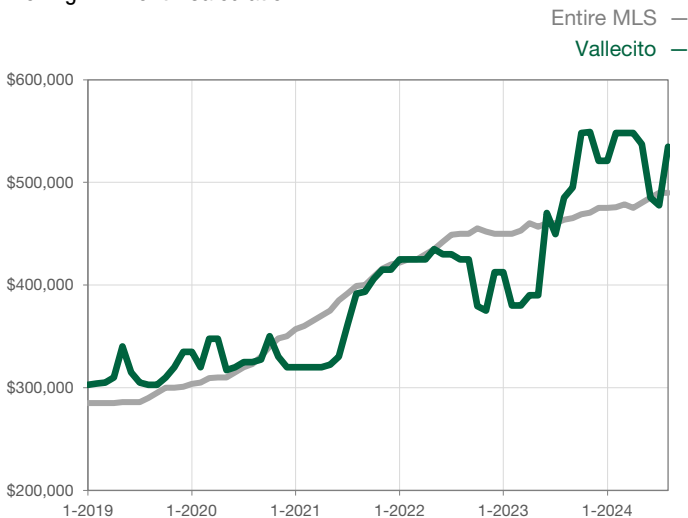
Key Metrics	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
New Listings	0	3	--	32	37	+ 15.6%
Sold Listings	3	3	0.0%	12	12	0.0%
Median Sales Price*	\$495,000	<b>\$540,000</b>	+ 9.1%	\$662,450	<b>\$550,000</b>	- 17.0%
Average Sales Price*	\$605,333	<b>\$544,000</b>	- 10.1%	\$632,383	<b>\$545,331</b>	- 13.8%
Percent of List Price Received*	99.7%	<b>94.7%</b>	- 5.0%	96.2%	<b>97.9%</b>	+ 1.8%
Days on Market Until Sale	35	<b>86</b>	+ 145.7%	64	<b>100</b>	+ 56.3%
Cumulative Days on Market Until Sale	35	<b>86</b>	+ 145.7%	67	<b>110</b>	+ 64.2%
Inventory of Homes for Sale	11	<b>23</b>	+ 109.1%	--	--	--
Months Supply of Inventory	5.0	<b>11.5</b>	+ 130.0%	--	--	--

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

Key Metrics	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Average Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>0.0%</b>	--
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	<b>0.0</b>	--	--	--	--

\* 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

