

Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Rifle

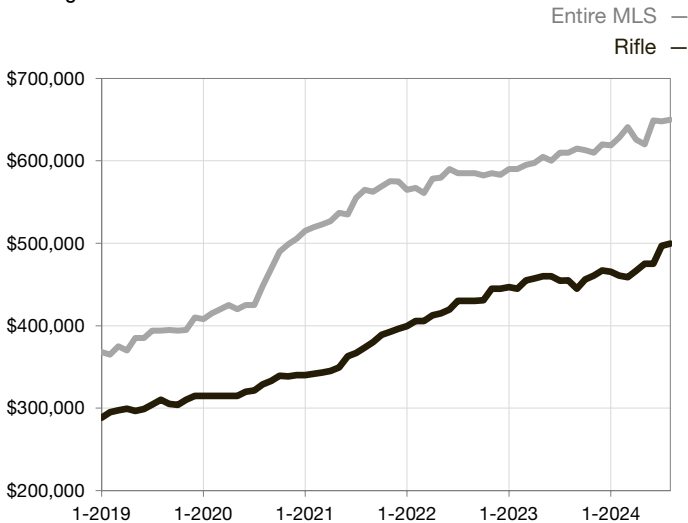
Single Family	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 8-2024	Percent Change from Previous Year
Key Metrics						
New Listings	20	17	- 15.0%	125	99	- 20.8%
Sold Listings	13	10	- 23.1%	76	78	+ 2.6%
Median Sales Price*	\$485,000	\$544,000	+ 12.2%	\$466,500	\$518,750	+ 11.2%
Average Sales Price*	\$490,712	\$569,400	+ 16.0%	\$480,201	\$551,135	+ 14.8%
Percent of List Price Received*	96.8%	98.8%	+ 2.1%	97.0%	97.5%	+ 0.5%
Days on Market Until Sale	24	42	+ 75.0%	35	53	+ 51.4%
Inventory of Homes for Sale	41	21	- 48.8%	--	--	--
Months Supply of Inventory	4.1	2.0	- 51.2%	--	--	--

* 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	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 8-2024	Percent Change from Previous Year
Key Metrics						
New Listings	2	1	- 50.0%	27	17	- 37.0%
Sold Listings	6	2	- 66.7%	26	15	- 42.3%
Median Sales Price*	\$252,500	\$390,250	+ 54.6%	\$329,500	\$360,000	+ 9.3%
Average Sales Price*	\$302,500	\$390,250	+ 29.0%	\$308,058	\$339,653	+ 10.3%
Percent of List Price Received*	100.5%	100.3%	- 0.2%	99.2%	97.6%	- 1.6%
Days on Market Until Sale	11	39	+ 254.5%	22	34	+ 54.5%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	1.0	1.3	+ 30.0%	--	--	--

* 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

