

# Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®



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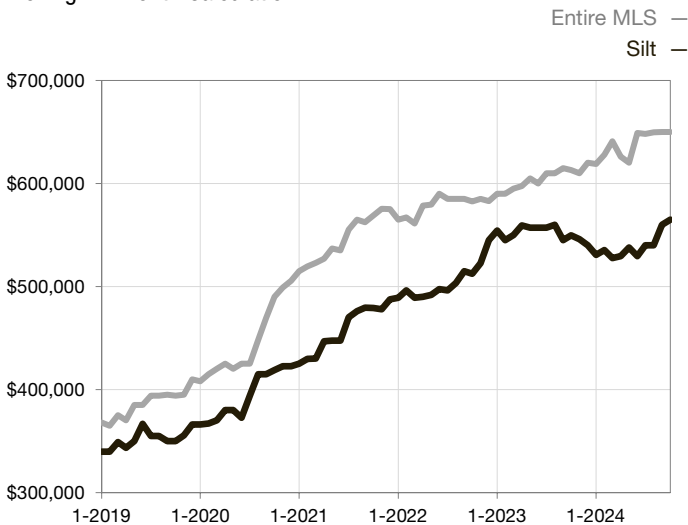
Single Family	October			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	10	9	- 10.0%	81	91	+ 12.3%
Sold Listings	5	7	+ 40.0%	67	65	- 3.0%
Median Sales Price*	\$499,000	<b>\$670,000</b>	+ 34.3%	\$530,800	<b>\$575,000</b>	+ 8.3%
Average Sales Price*	\$506,000	<b>\$692,750</b>	+ 36.9%	\$544,183	<b>\$579,153</b>	+ 6.4%
Percent of List Price Received*	95.3%	<b>99.2%</b>	+ 4.1%	98.0%	<b>97.3%</b>	- 0.7%
Days on Market Until Sale	79	49	- 38.0%	86	73	- 15.1%
Inventory of Homes for Sale	19	16	- 15.8%	--	--	--
Months Supply of Inventory	2.9	2.6	- 10.3%	--	--	--

\* 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	October			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	1	--	10	9	- 10.0%
Sold Listings	0	2	--	8	7	- 12.5%
Median Sales Price*	\$0	<b>\$419,000</b>	--	\$408,500	<b>\$435,000</b>	+ 6.5%
Average Sales Price*	\$0	<b>\$419,000</b>	--	\$431,438	<b>\$446,129</b>	+ 3.4%
Percent of List Price Received*	0.0%	<b>102.4%</b>	--	98.5%	<b>100.8%</b>	+ 2.3%
Days on Market Until Sale	0	80	--	51	74	+ 45.1%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.6	--	--	--	--

\* 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

