

Local Market Update – June 2023

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Windsor

80550

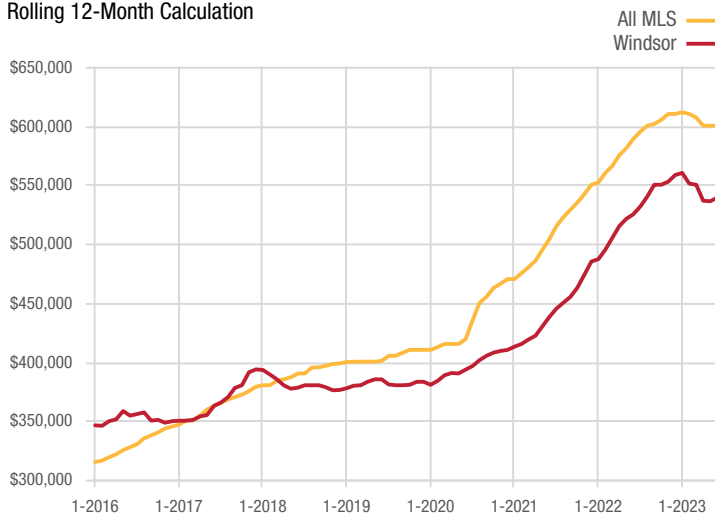
Single Family	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	155	115	- 25.8%	812	669	- 17.6%
Pending Sales	99	91	- 8.1%	620	542	- 12.6%
Closed Sales	115	106	- 7.8%	684	529	- 22.7%
Days on Market Until Sale	63	61	- 3.2%	50	94	+ 88.0%
Median Sales Price*	\$551,250	\$563,425	+ 2.2%	\$560,000	\$533,864	- 4.7%
Average Sales Price*	\$664,867	\$677,124	+ 1.8%	\$625,839	\$616,058	- 1.6%
Percent of List Price Received*	102.1%	99.6%	- 2.4%	101.9%	99.7%	- 2.2%
Inventory of Homes for Sale	240	190	- 20.8%	—	—	—
Months Supply of Inventory	2.2	2.5	+ 13.6%	—	—	—

Townhouse/Condo	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	11	20	+ 81.8%	64	69	+ 7.8%
Pending Sales	4	15	+ 275.0%	50	59	+ 18.0%
Closed Sales	14	13	- 7.1%	55	55	0.0%
Days on Market Until Sale	140	71	- 49.3%	94	113	+ 20.2%
Median Sales Price*	\$456,773	\$435,000	- 4.8%	\$432,000	\$440,000	+ 1.9%
Average Sales Price*	\$453,294	\$467,873	+ 3.2%	\$445,571	\$462,562	+ 3.8%
Percent of List Price Received*	105.8%	99.8%	- 5.7%	103.6%	100.7%	- 2.8%
Inventory of Homes for Sale	11	23	+ 109.1%	—	—	—
Months Supply of Inventory	1.3	2.9	+ 123.1%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

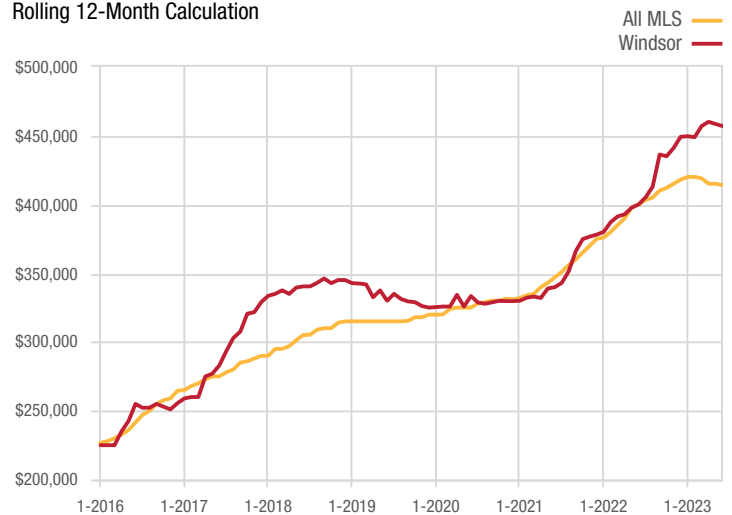
Median Sales Price - Single Family

Rolling 12-Month Calculation



Median Sales Price - Townhouse/Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.