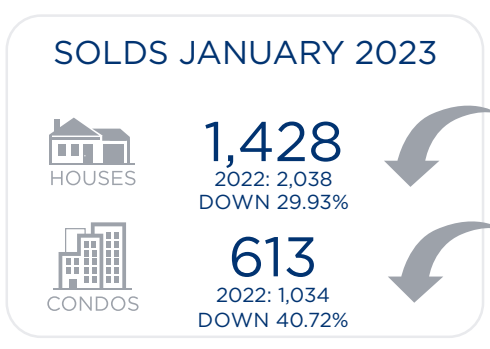
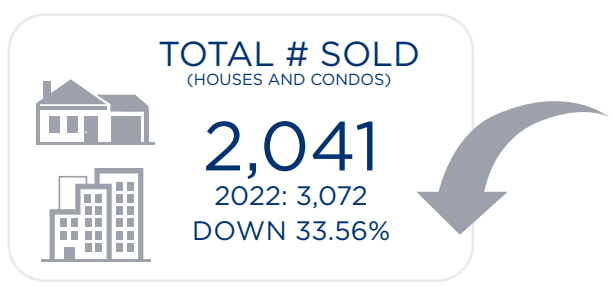
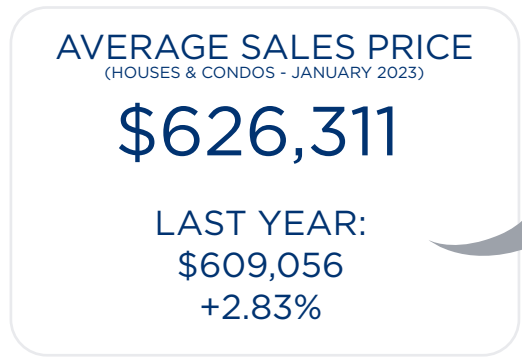
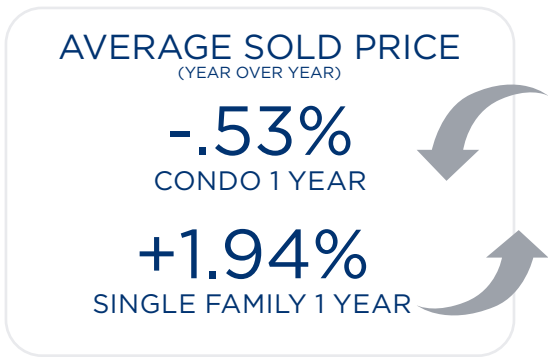
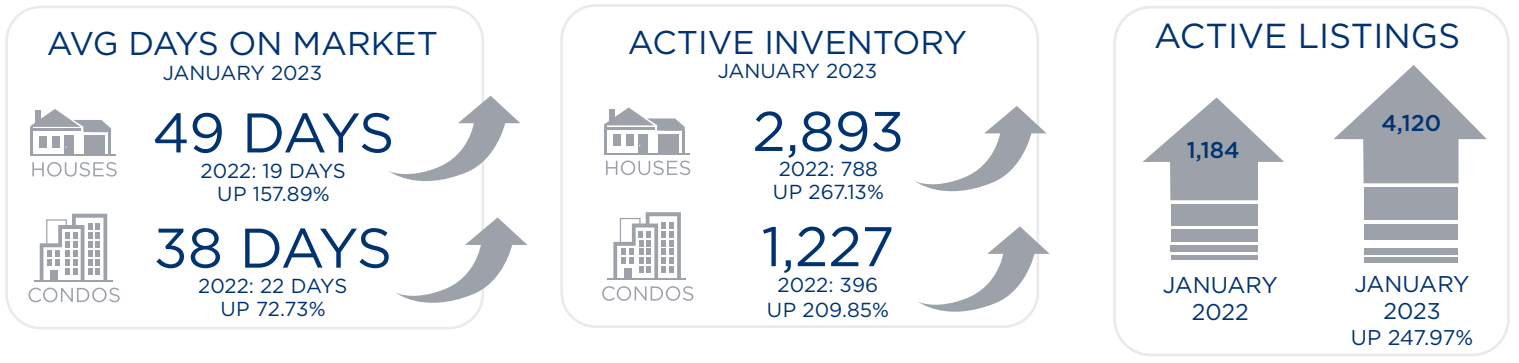




# February 2023

Active Listings are at 4,120 which is down 13% from December, mostly because of increased Buyer activity. New Listings in January were up 65% and Pending's were also up 51% over December. The market is waking up from the late 2022 declines, and the typical Holiday Season distractions. The Average prices for Single Family detached and attached homes were both down a combined 1.5% from December, but this may change sooner than we expected. Buyers will want to start looking sooner than later to take advantage of the current lower prices and interest rates, and beat the Spring activity that begins very soon. Sellers will want to re-engage and prepare your homes quickly if you need to sell this year. You will want to be realistic in preparing and pricing, but don't need to break the bank in preparing your home. Buyers are active now, and looking for new inventory to come on the market. A well prepared, priced and marketed property can still expect to sell in 2-3 weeks with the possibility of small bidding wars again. As always, all areas and price ranges are not created equal so please let us know how we can help with the best experience and advice available in the Denver Market today!

# REAL ESTATE MARKET UPDATE



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### 3.95 BILLION IN SALES IN 2021



Market data for residential single family & condo/townhomes. Based on information from RE COLORADO, for the period 1-1-22 through 1-1-23 RE/MAX Professionals does not guarantee or is in any way responsible for its accuracy. Data maintained by RE Colorado may not reflect all real estate activity in the market. Copyright © 2020 REALTOR® Services Corp.