



DECEMBER 2024

The Luxury market is still remaining strong with the total number of sold properties increasing by over 18% year over year. Although very neighborhood dependent, prices have remained stable with the \$1M to \$2M range being the strongest sector of this market. Inventory has increased giving buyers more options and making sellers be sure that they are pricing their properties correctly. While buyers are out in large numbers they are either looking for what their vision of the “perfect” property is or they are looking for value. Nearly 40% of all sales above \$1M this year have been cash purchases so buyers are ignoring the current fluctuations in interest rates. It is important that both buyers and sellers have realistic expectations of the market and what to expect.

AVG DAYS ON MARKET

NOVEMBER 2024

54 DAYS

2023: 44 days
UP 22.73%
Single Family 1 yr



109 DAYS

2023: 47 days
UP 131.91%
Condo 1 yr



NEW LISTINGS

NOVEMBER 2024

270

2023: 252
UP 7.14%
Single Family 1 yr



27

2023: 29
DOWN 6.90%
Condo 1 yr



AVERAGE SALES PRICE

(HOUSES & CONDOS) NOVEMBER 2024

This Year: **\$1,615,242**

Last Year: **\$1,620,903**

-.35%



AVERAGE SOLD YTD

+9.58%

Condo 1 yr

-2.98%

Single Family 1 yr



TOTAL # SOLD

NOVEMBER 2024

353

2023: 286
UP 23.43%
Single Family & Condo



TOTAL SOLDS YTD

4,589

2023: 3,878
UP 18.33%
Single Family 1 yr



310

2023: 465
DOWN 33.33%
Condo 1 yr

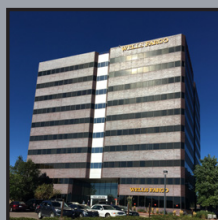


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3.5 BILLION IN SALES IN 2023



DENVER TECH CENTER

GREENWOOD VILLAGE

HIGHLANDS RANCH

KEN CARYL

LAKWOOD

LARKRIDGE

LITTLETON

Market data for residential single family & condo/townhomes. Based on information from RE COLORADO, for the period 11-30-23 through 11-30-24. 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 © 2023 REALTOR® Services Corp.