

# Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®



## Loveland

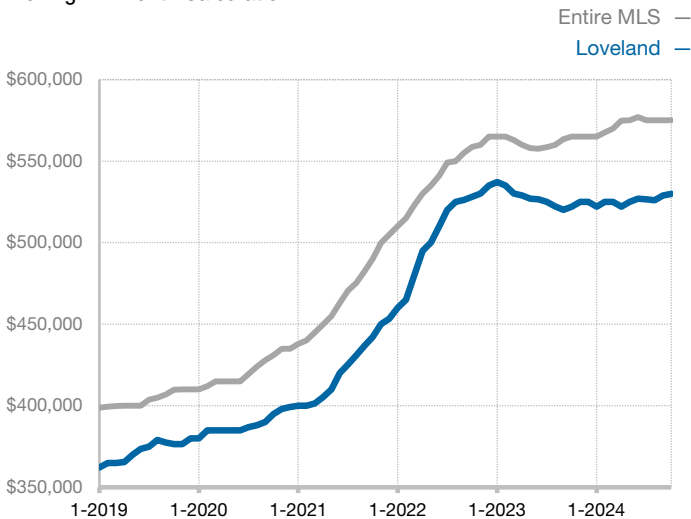
Key Metrics	October			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
New Listings	98	124	+ 26.5%	1,337	1,397	+ 4.5%
Closed Sales	81	92	+ 13.6%	1,085	942	- 13.2%
Median Sales Price*	\$529,990	\$550,000	+ 3.8%	\$525,000	\$530,500	+ 1.0%
Average Sales Price*	\$560,654	\$603,240	+ 7.6%	\$606,547	\$622,684	+ 2.7%
Percent of List Price Received*	98.8%	97.7%	- 1.1%	99.2%	99.1%	- 0.1%
Days on Market Until Sale	54	66	+ 22.2%	54	56	+ 3.7%
Inventory of Homes for Sale	224	284	+ 26.8%	--	--	--
Months Supply of Inventory	2.1	3.1	+ 47.6%	--	--	--

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Key Metrics	October			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
New Listings	30	31	+ 3.3%	322	342	+ 6.2%
Closed Sales	17	21	+ 23.5%	270	228	- 15.6%
Median Sales Price*	\$400,000	\$415,000	+ 3.8%	\$394,798	\$415,000	+ 5.1%
Average Sales Price*	\$476,867	\$421,853	- 11.5%	\$417,386	\$426,505	+ 2.2%
Percent of List Price Received*	99.6%	99.2%	- 0.4%	100.4%	99.7%	- 0.7%
Days on Market Until Sale	67	67	0.0%	100	99	- 1.0%
Inventory of Homes for Sale	83	107	+ 28.9%	--	--	--
Months Supply of Inventory	3.1	4.8	+ 54.8%	--	--	--

\* 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

