

Local Market Update for June 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Winter Park Area

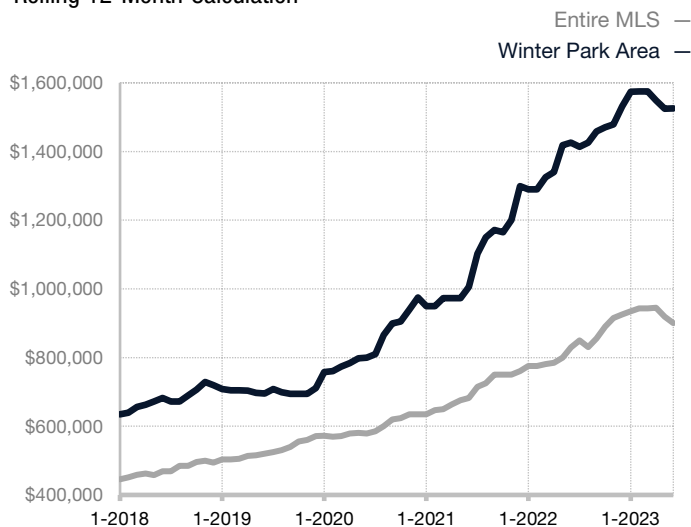
Single Family	June			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
New Listings	27	23	- 14.8%	70	60	- 14.3%
Sold Listings	13	2	- 84.6%	51	42	- 17.6%
Median Sales Price*	\$1,478,855	\$808,500	- 45.3%	\$1,520,000	\$1,520,067	+ 0.0%
Average Sales Price*	\$1,667,527	\$808,500	- 51.5%	\$1,719,295	\$1,475,212	- 14.2%
Percent of List Price Received*	101.1%	100.6%	- 0.5%	102.9%	99.2%	- 3.6%
Days on Market Until Sale	108	42	- 61.1%	159	181	+ 13.8%
Inventory of Homes for Sale	34	41	+ 20.6%	--	--	--
Months Supply of Inventory	3.0	4.9	+ 63.3%	--	--	--

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

Condo	June			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
New Listings	36	35	- 2.8%	160	122	- 23.8%
Sold Listings	14	14	0.0%	88	79	- 10.2%
Median Sales Price*	\$625,000	\$679,000	+ 8.6%	\$630,500	\$665,000	+ 5.5%
Average Sales Price*	\$684,679	\$723,250	+ 5.6%	\$657,034	\$700,096	+ 6.6%
Percent of List Price Received*	100.7%	97.5%	- 3.2%	104.1%	100.6%	- 3.4%
Days on Market Until Sale	38	58	+ 52.6%	43	185	+ 330.2%
Inventory of Homes for Sale	75	57	- 24.0%	--	--	--
Months Supply of Inventory	4.2	3.0	- 28.6%	--	--	--

* 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 – Condo
Rolling 12-Month Calculation

