

# Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®



## Rifle

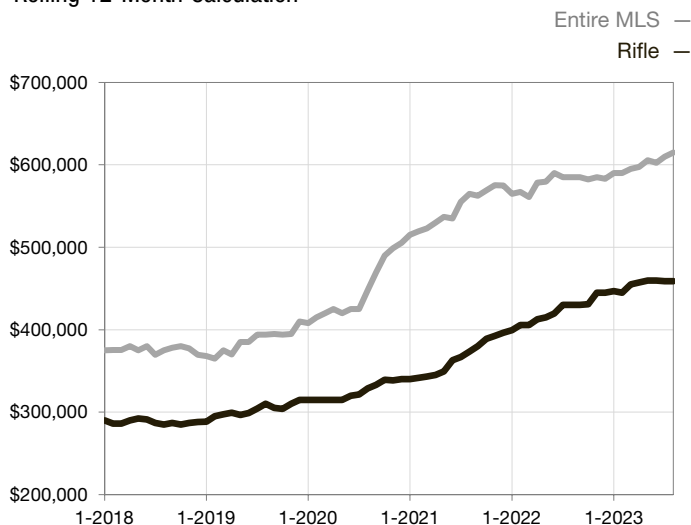
Single Family	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 8-2023	Percent Change from Previous Year
New Listings	22	19	- 13.6%	131	123	- 6.1%
Sold Listings	12	12	0.0%	112	74	- 33.9%
Median Sales Price*	\$474,200	\$495,500	+ 4.5%	\$446,750	\$473,000	+ 5.9%
Average Sales Price*	\$466,783	\$493,688	+ 5.8%	\$496,800	\$482,301	- 2.9%
Percent of List Price Received*	98.5%	96.9%	- 1.6%	99.3%	97.0%	- 2.3%
Days on Market Until Sale	20	24	+ 20.0%	32	36	+ 12.5%
Inventory of Homes for Sale	42	34	- 19.0%	--	--	--
Months Supply of Inventory	2.6	3.5	+ 34.6%	--	--	--

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

Townhouse/Condo	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 8-2023	Percent Change from Previous Year
New Listings	1	2	+ 100.0%	30	27	- 10.0%
Sold Listings	3	6	+ 100.0%	30	26	- 13.3%
Median Sales Price*	\$339,000	\$252,500	- 25.5%	\$318,250	\$329,500	+ 3.5%
Average Sales Price*	\$277,833	\$302,500	+ 8.9%	\$278,800	\$308,058	+ 10.5%
Percent of List Price Received*	96.5%	100.5%	+ 4.1%	100.1%	99.2%	- 0.9%
Days on Market Until Sale	38	11	- 71.1%	44	22	- 50.0%
Inventory of Homes for Sale	8	2	- 75.0%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--

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

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

