

APRIL 2023

	2023	2022	Change
Total Sold - YTD	781	1,106	-29%
Volume - YTD	\$320.8M	\$456.8M	-30%
	Apr 2023	Apr 2022	Change
Total Sold - Apr	216	319	-32%
Median Price - Apr	\$381,250	\$385,000	-1%
Days on Market - Apr	54	42	+28%
Percent of List Price Received- Apr	97.8%	100%	-2.2%
Active Listings - Apr	410	279	+47%

Months of Inventory

Price Range	MARCH Sold	Active Listings	Months of Inventory
<199k	16	21	1.3
200-299k	34	29	0.9
300-399k	69	51	0.7
400-499k	46	98	2.1
500-750k	33	104	3.2
750-999k	15	59	3.9
1M+	3	48	16.0
Total	216	410	1.9

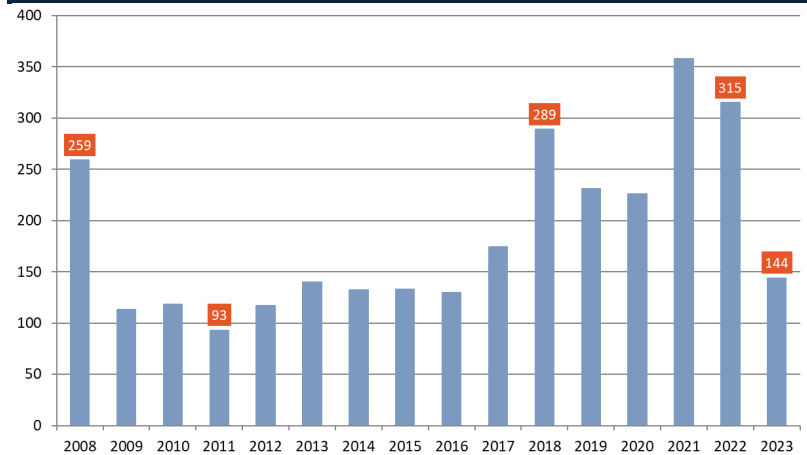
Active Residential Listings: 410

Area	<199k	200-299k	300-399k	400-499k	500-749k	750k-999k	1M+
Clifton (25 total)	11	2	4	4	3	1	0
Collbran/Mesa (30)	0	3	2	0	10	6	9
De Beque (2)	0	1	0	0	0	0	1
EOM/Palisade (12)	2	0	0	1	3	4	2
Fruita (48)	3	3	8	11	15	4	4
Glade Park (5)	0	0	0	0	4	0	1
Grand Junction City (39)	1	11	8	12	6	1	0
Loma/Mack/NW/W (21)	0	1	0	3	8	8	1
Northeast (26)	0	2	8	13	3	0	0
North (80)	1	0	4	28	26	14	7
Orchard Mesa (36)	1	5	4	12	9	3	2
Redlands (57)	0	0	1	8	14	15	19
Southeast (18)	2	1	9	3	2	1	0
Whitewater/Gateway (11)	0	0	3	3	1	2	2
Totals (410)	21	29	51	98	104	59	48

Active Residential Listings 2019-2023

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
2019	645	643	626	677	759	790	794	797	781	764	682	585
2020	557	520	596	605	555	496	431	431	405	374	351	281
2021	223	213	156	166	217	293	356	400	438	392	309	219
2022	187	222	233	279	378	497	566	594	607	587	573	523
2023	488	479	433	410								

Year-to-Date Single-Family Building Permits



Total building permits are down 54% Year-to-Date over 2022.

SOLD Residential Properties Jan 1 - Apr 30, 2023

Area	<199k	200-299k	300-399k	400-499k	500-749k	750k-999k	1M+
Clifton (59 total)	20	21	8	9	1	0	0
Collbran/Mesa (7)	2	0	2	0	2	1	0
De Beque (7)	1	3	1	2	0	0	0
EOM/Palisade (17)	1	2	2	3	9	0	0
Fruita (105)	5	13	39	28	18	2	0
Glade Park (1)	0	0	0	0	1	0	0
Grand Junction City (103)	19	27	40	15	2	0	0
Loma/Mack/NW/W (36)	2	2	5	8	8	8	3
Northeast (91)	4	16	53	11	5	2	0
North (83)	3	11	20	22	20	4	3
Orchard Mesa (80)	4	13	31	22	10	0	0
Redlands (97)	1	5	10	15	41	19	6
Southeast (88)	5	28	47	8	0	0	0
Whitewater/Gateway (7)	0	0	2	0	2	3	0
Totals (781)	67	141	260	143	119	39	12

Above data shows residential properties only in Mesa County. *Data is deemed reliable but not guaranteed. Historical sales data may change slightly as sales are input into MLS throughout the month. Source: GJARA Multiple Listing Service. Revised: May 10, 2023.