

MAY 2024

	2024	2023	Change
Total Sold - YTD	1,053	1,087	-3.1%
Volume - YTD	\$466.9M	\$456.9M	+2.2%
	MAY 2024	MAY 2023	Change
Total Sold - MAY	283	293	-3%
Median Price - MAY	\$425,000	\$402,000	+6%
Days on Market - MAY	57	57	NC
Percent of List Price Received - MAY	98.2%	98.4%	-0.2%
Active Listings - MAY	499	403	+24%

Months of Inventory

Price Range	MAY Sold	Active Listings	Months of Inventory
<199k	13	39	3.0
200-299k	38	33	0.9
300-399k	74	96	1.3
400-499k	59	117	2.0
500-750k	59	94	1.6
750-999k	22	70	3.2
1M+	18	50	2.8
Total	283	499	1.8

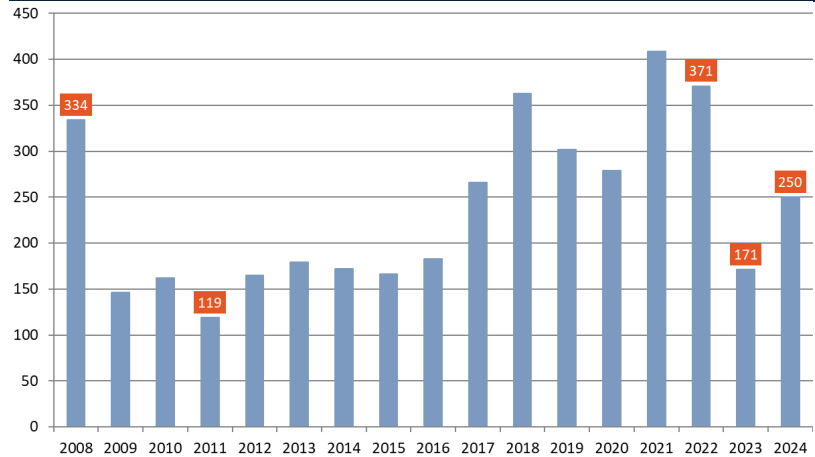
Active Residential Listings: 499

Area	<199k	200-299k	300-399k	400-499k	500-749k	750k-999k	1M+
Clifton (33 total)	6	7	15	3	1	1	0
Collbran/Mesa (27)	0	4	5	2	3	10	3
De Beque (3)	0	0	0	1	1	1	0
EOM/Palisade (12)	1	1	1	2	4	0	3
Fruita (37)	1	3	3	15	8	6	1
Glade Park (7)	0	0	0	1	1	2	3
Grand Junction City (52)	9	5	15	20	3	0	0
Loma/Mack/NW/W (27)	1	0	6	4	6	6	4
Northeast (42)	3	3	11	14	8	1	2
North (75)	0	5	5	14	25	21	5
Orchard Mesa (47)	0	1	8	23	9	4	2
Redlands (73)	0	1	2	7	21	18	24
Southeast (58)	18	2	23	11	4	0	0
Whitewater/Gateway (6)	0	1	2	0	0	0	3
Totals (499)	39	33	96	117	94	70	50

Active Residential Listings 2020-2024

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
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	403	434	459	491	525	546	519	455
2024	457	428	410	442	499							

Year-to-Date Single-Family Building Permits



Total building permits are UP 46% Year-to-Date over 2023.

SOLD Residential Properties JAN 1 - MAY 31, 2024

Area	<199k	200-299k	300-399k	400-499k	500-749k	750k-999k	1M+
Clifton (87 total)	22	34	23	3	4	1	0
Collbran/Mesa (14)	0	1	3	4	4	1	1
De Beque (4)	0	2	1	0	1	0	0
EOM/Palisade (29)	8	1	3	6	5	2	4
Fruita (113)	3	11	27	36	28	5	3
Glade Park (7)	0	0	1	2	2	2	0
Grand Junction City (127)	14	36	48	18	9	2	0
Loma/Mack/NW/W (28)	0	2	5	1	16	0	4
Northeast (147)	3	24	70	38	12	0	0
North (156)	5	16	19	39	50	21	6
Orchard Mesa (99)	0	18	30	33	18	0	0
Redlands (105)	0	3	10	18	38	20	16
Southeast (120)	12	19	56	32	1	0	0
Whitewater/Gateway (17)	0	2	5	3	4	3	0
Totals (1,053)	67	169	301	233	192	57	34

The 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: June 11, 2024.