

Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Adams County

Contact the Aurora Association of REALTORS® or Denver Metro Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

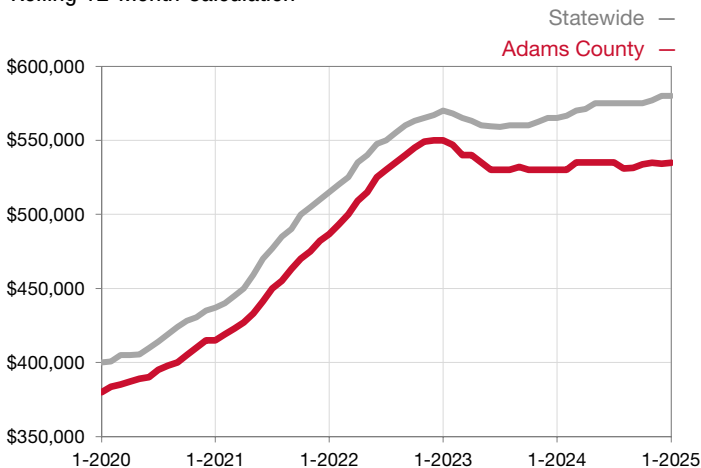
Single Family	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
Key Metrics						
New Listings	459	543	+ 18.3%	459	543	+ 18.3%
Sold Listings	277	307	+ 10.8%	277	307	+ 10.8%
Median Sales Price*	\$520,000	\$522,500	+ 0.5%	\$520,000	\$522,500	+ 0.5%
Average Sales Price*	\$547,041	\$547,939	+ 0.2%	\$547,041	\$547,939	+ 0.2%
Percent of List Price Received*	98.8%	99.2%	+ 0.4%	98.8%	99.2%	+ 0.4%
Days on Market Until Sale	51	58	+ 13.7%	51	58	+ 13.7%
Inventory of Homes for Sale	891	1,022	+ 14.7%	--	--	--
Months Supply of Inventory	2.0	2.1	+ 5.0%	--	--	--

* 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	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
Key Metrics						
New Listings	81	135	+ 66.7%	81	135	+ 66.7%
Sold Listings	63	59	- 6.3%	63	59	- 6.3%
Median Sales Price*	\$365,000	\$390,000	+ 6.8%	\$365,000	\$390,000	+ 6.8%
Average Sales Price*	\$350,754	\$388,937	+ 10.9%	\$350,754	\$388,937	+ 10.9%
Percent of List Price Received*	98.9%	98.9%	0.0%	98.9%	98.9%	0.0%
Days on Market Until Sale	51	63	+ 23.5%	51	63	+ 23.5%
Inventory of Homes for Sale	160	256	+ 60.0%	--	--	--
Months Supply of Inventory	1.4	2.8	+ 100.0%	--	--	--

* 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

