

# Local Market Update for February 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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## Seventh Congressional District

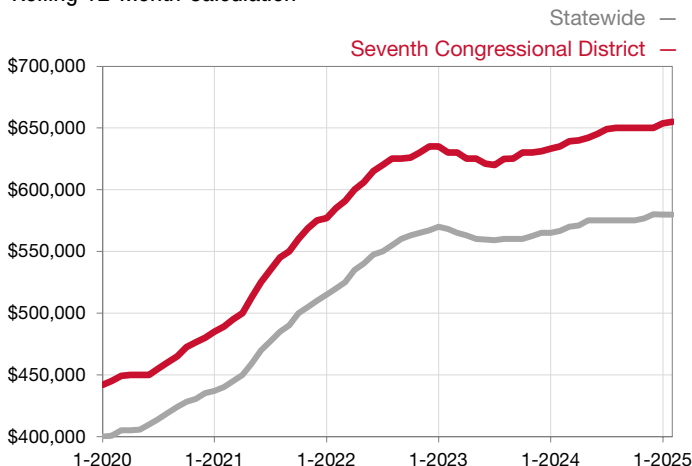
Single Family	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
New Listings	745	771	+ 3.5%	1,334	1,529	+ 14.6%
Sold Listings	500	525	+ 5.0%	921	971	+ 5.4%
Median Sales Price*	\$635,000	\$650,000	+ 2.4%	\$625,000	\$650,000	+ 4.0%
Average Sales Price*	\$709,090	\$734,921	+ 3.6%	\$690,228	\$731,069	+ 5.9%
Percent of List Price Received*	98.6%	99.1%	+ 0.5%	98.4%	98.8%	+ 0.4%
Days on Market Until Sale	57	60	+ 5.3%	57	63	+ 10.5%
Inventory of Homes for Sale	1,556	1,840	+ 18.3%	--	--	--
Months Supply of Inventory	2.3	2.6	+ 13.0%	--	--	--

\* 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	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
New Listings	231	268	+ 16.0%	386	518	+ 34.2%
Sold Listings	123	137	+ 11.4%	213	272	+ 27.7%
Median Sales Price*	\$425,000	\$415,000	- 2.4%	\$420,000	\$419,450	- 0.1%
Average Sales Price*	\$453,876	\$448,025	- 1.3%	\$442,725	\$443,197	+ 0.1%
Percent of List Price Received*	99.0%	98.5%	- 0.5%	98.9%	98.8%	- 0.1%
Days on Market Until Sale	62	60	- 3.2%	54	60	+ 11.1%
Inventory of Homes for Sale	394	521	+ 32.2%	--	--	--
Months Supply of Inventory	2.1	3.0	+ 42.9%	--	--	--

\* 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

