

# Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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## Fifth Congressional District

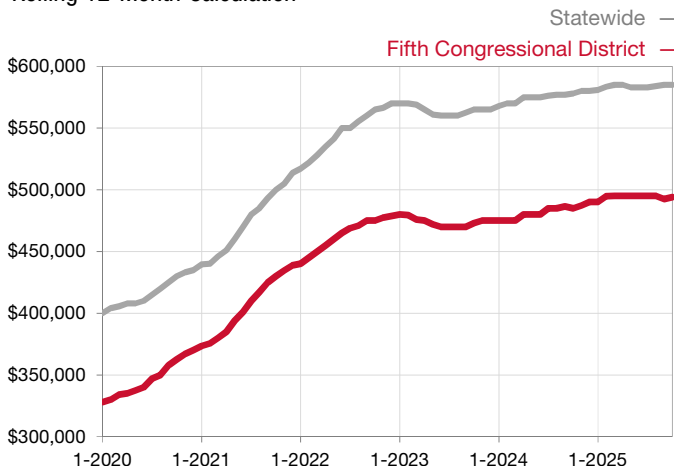
Single Family	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	1,084	1,132	+ 4.4%	11,458	12,578	+ 9.8%
Sold Listings	817	727	- 11.0%	8,141	8,407	+ 3.3%
Median Sales Price*	\$475,000	\$475,000	0.0%	\$489,500	\$492,568	+ 0.6%
Average Sales Price*	\$566,752	\$528,748	- 6.7%	\$559,981	\$568,095	+ 1.4%
Percent of List Price Received*	98.9%	98.7%	- 0.2%	99.4%	99.1%	- 0.3%
Days on Market Until Sale	40	50	+ 25.0%	39	47	+ 20.5%
Inventory of Homes for Sale	2,829	3,198	+ 13.0%	--	--	--
Months Supply of Inventory	3.6	3.9	+ 8.3%	--	--	--

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

Townhouse/Condo	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	199	177	- 11.1%	2,246	2,166	- 3.6%
Sold Listings	149	128	- 14.1%	1,367	1,293	- 5.4%
Median Sales Price*	\$330,000	\$319,500	- 3.2%	\$344,000	\$335,000	- 2.6%
Average Sales Price*	\$346,637	\$356,452	+ 2.8%	\$368,970	\$361,372	- 2.1%
Percent of List Price Received*	98.9%	98.2%	- 0.7%	99.1%	98.7%	- 0.4%
Days on Market Until Sale	58	66	+ 13.8%	47	63	+ 34.0%
Inventory of Homes for Sale	667	625	- 6.3%	--	--	--
Months Supply of Inventory	5.0	5.0	0.0%	--	--	--

\* 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

