

Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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Third Congressional District

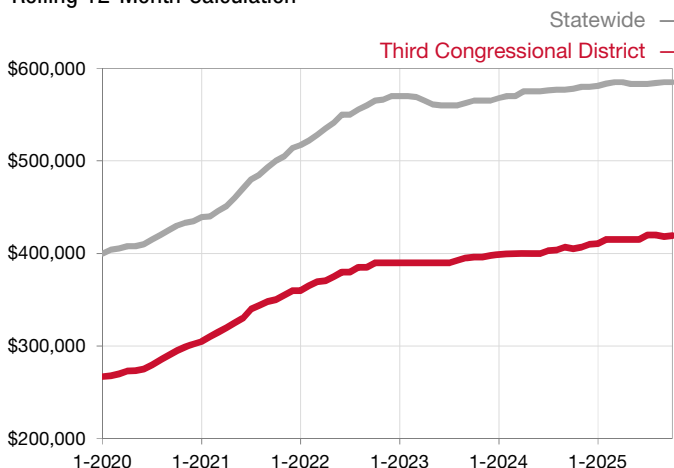
Single Family	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	1,101	1,057	- 4.0%	12,393	13,172	+ 6.3%
Sold Listings	824	836	+ 1.5%	7,773	7,831	+ 0.7%
Median Sales Price*	\$407,000	\$416,040	+ 2.2%	\$410,000	\$420,000	+ 2.4%
Average Sales Price*	\$778,153	\$775,045	- 0.4%	\$742,684	\$774,559	+ 4.3%
Percent of List Price Received*	97.3%	96.3%	- 1.0%	97.6%	97.2%	- 0.4%
Days on Market Until Sale	95	102	+ 7.4%	94	98	+ 4.3%
Inventory of Homes for Sale	4,072	4,463	+ 9.6%	--	--	--
Months Supply of Inventory	5.4	5.8	+ 7.4%	--	--	--

* 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	168	138	- 17.9%	1,912	2,105	+ 10.1%
Sold Listings	189	133	- 29.6%	1,282	1,231	- 4.0%
Median Sales Price*	\$625,000	\$510,000	- 18.4%	\$490,000	\$435,000	- 11.2%
Average Sales Price*	\$1,986,064	\$1,126,484	- 43.3%	\$1,170,803	\$1,038,700	- 11.3%
Percent of List Price Received*	97.6%	97.1%	- 0.5%	97.5%	97.3%	- 0.2%
Days on Market Until Sale	230	124	- 46.1%	116	109	- 6.0%
Inventory of Homes for Sale	620	740	+ 19.4%	--	--	--
Months Supply of Inventory	5.1	6.0	+ 17.6%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

