

# Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



## Fifth Congressional District

### Single Family

Key Metrics	December			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	550	591	+ 7.5%	12,727	13,919	+ 9.4%
Sold Listings	745	745	0.0%	9,618	9,827	+ 2.2%
Median Sales Price*	\$498,000	\$471,034	- 5.4%	\$490,000	\$490,000	0.0%
Average Sales Price*	\$554,165	\$536,170	- 3.2%	\$560,805	\$565,249	+ 0.8%
Percent of List Price Received*	98.9%	98.5%	- 0.4%	99.4%	99.1%	- 0.3%
Days on Market Until Sale	56	62	+ 10.7%	42	48	+ 14.3%
Inventory of Homes for Sale	2,183	2,400	+ 9.9%	--	--	--
Months Supply of Inventory	2.7	2.9	+ 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.

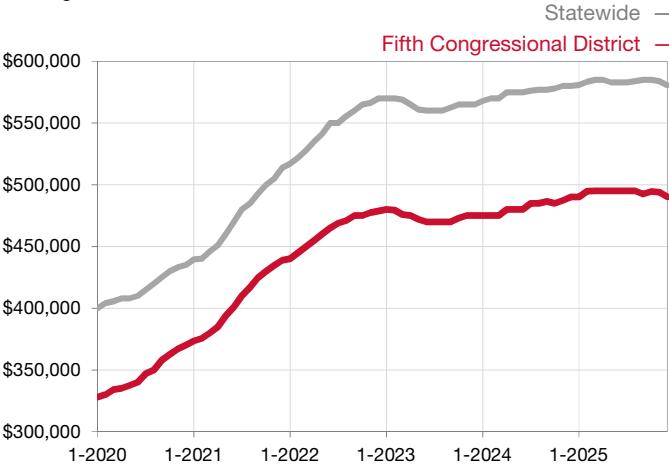
### Townhouse/Condo

Key Metrics	December			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	107	89	- 16.8%	2,489	2,397	- 3.7%
Sold Listings	109	105	- 3.7%	1,584	1,484	- 6.3%
Median Sales Price*	\$340,000	\$331,500	- 2.5%	\$344,000	\$337,000	- 2.0%
Average Sales Price*	\$352,111	\$364,012	+ 3.4%	\$365,893	\$363,108	- 0.8%
Percent of List Price Received*	98.5%	97.7%	- 0.8%	99.0%	98.6%	- 0.4%
Days on Market Until Sale	64	74	+ 15.6%	50	64	+ 28.0%
Inventory of Homes for Sale	530	484	- 8.7%	--	--	--
Months Supply of Inventory	4.0	3.9	- 2.5%	--	--	--

\* 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

