

## Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®

# Seventh 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	339	<b>329</b>	- 2.9%	10,880	<b>11,979</b>	+ 10.1%
Sold Listings	605	<b>675</b>	+ 11.6%	8,022	<b>8,250</b>	+ 2.8%
Median Sales Price*	\$640,500	<b>\$630,000</b>	- 1.6%	\$665,000	<b>\$670,000</b>	+ 0.8%
Average Sales Price*	\$751,101	<b>\$712,126</b>	- 5.2%	\$764,110	<b>\$773,584</b>	+ 1.2%
Percent of List Price Received*	98.2%	<b>97.6%</b>	- 0.6%	98.9%	<b>98.6%</b>	- 0.3%
Days on Market Until Sale	57	<b>71</b>	+ 24.6%	41	<b>50</b>	+ 22.0%
Inventory of Homes for Sale	1,852	<b>1,810</b>	- 2.3%	--	--	--
Months Supply of Inventory	2.8	<b>2.6</b>	- 7.1%	--	--	--

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

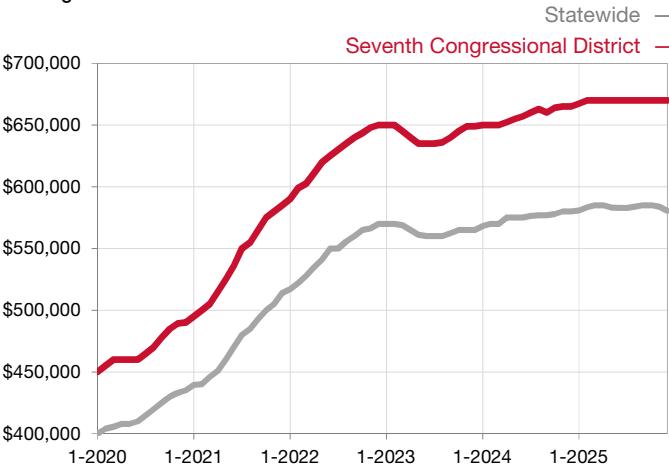
### Townhouse/Condo

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	116	<b>96</b>	- 17.2%	2,831	<b>3,025</b>	+ 6.9%
Sold Listings	142	<b>155</b>	+ 9.2%	2,007	<b>1,914</b>	- 4.6%
Median Sales Price*	\$424,975	<b>\$402,000</b>	- 5.4%	\$430,000	<b>\$415,000</b>	- 3.5%
Average Sales Price*	\$444,577	<b>\$432,483</b>	- 2.7%	\$452,598	<b>\$438,384</b>	- 3.1%
Percent of List Price Received*	99.0%	<b>98.2%</b>	- 0.8%	99.1%	<b>98.7%</b>	- 0.4%
Days on Market Until Sale	57	<b>66</b>	+ 15.8%	44	<b>55</b>	+ 25.0%
Inventory of Homes for Sale	512	<b>511</b>	- 0.2%	--	--	--
Months Supply of Inventory	3.1	<b>3.2</b>	+ 3.2%	--	--	--

\* 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

