

Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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Seventh Congressional District

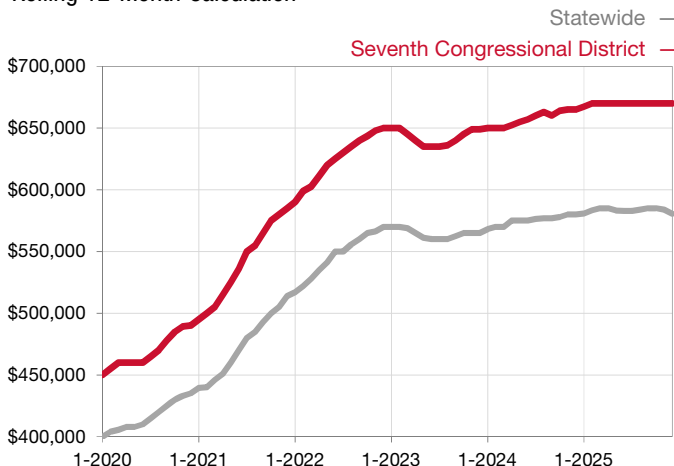
Single Family	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	339	329	- 2.9%	10,880	11,979	+ 10.1%
Sold Listings	605	675	+ 11.6%	8,022	8,250	+ 2.8%
Median Sales Price*	\$640,500	\$630,000	- 1.6%	\$665,000	\$670,000	+ 0.8%
Average Sales Price*	\$751,101	\$712,126	- 5.2%	\$764,110	\$773,584	+ 1.2%
Percent of List Price Received*	98.2%	97.6%	- 0.6%	98.9%	98.6%	- 0.3%
Days on Market Until Sale	57	71	+ 24.6%	41	50	+ 22.0%
Inventory of Homes for Sale	1,852	1,810	- 2.3%	--	--	--
Months Supply of Inventory	2.8	2.6	- 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	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	116	96	- 17.2%	2,831	3,025	+ 6.9%
Sold Listings	142	155	+ 9.2%	2,007	1,914	- 4.6%
Median Sales Price*	\$424,975	\$402,000	- 5.4%	\$430,000	\$415,000	- 3.5%
Average Sales Price*	\$444,577	\$432,483	- 2.7%	\$452,598	\$438,384	- 3.1%
Percent of List Price Received*	99.0%	98.2%	- 0.8%	99.1%	98.7%	- 0.4%
Days on Market Until Sale	57	66	+ 15.8%	44	55	+ 25.0%
Inventory of Homes for Sale	512	511	- 0.2%	--	--	--
Months Supply of Inventory	3.1	3.2	+ 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

