

# Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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## Sixth Congressional District

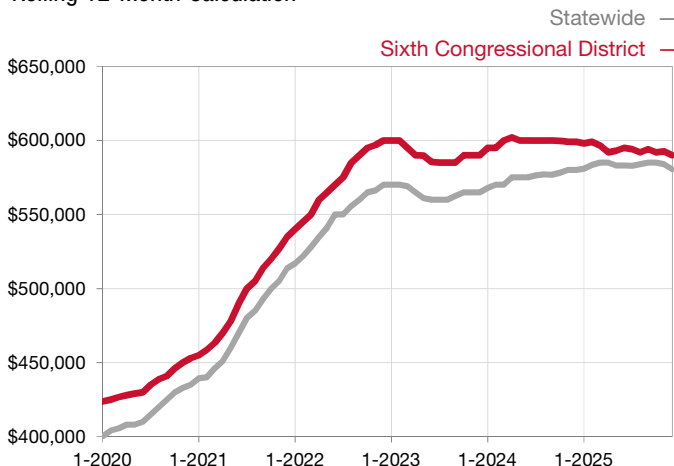
Single Family	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	313	278	- 11.2%	8,218	9,032	+ 9.9%
Sold Listings	519	507	- 2.3%	6,523	6,899	+ 5.8%
Median Sales Price*	\$580,000	\$566,500	- 2.3%	\$599,000	\$590,000	- 1.5%
Average Sales Price*	\$677,951	\$670,795	- 1.1%	\$729,745	\$730,609	+ 0.1%
Percent of List Price Received*	98.8%	98.8%	0.0%	99.4%	99.0%	- 0.4%
Days on Market Until Sale	56	63	+ 12.5%	36	45	+ 25.0%
Inventory of Homes for Sale	1,250	1,021	- 18.3%	--	--	--
Months Supply of Inventory	2.3	1.8	- 21.7%	--	--	--

\* 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	146	154	+ 5.5%	4,259	4,531	+ 6.4%
Sold Listings	221	173	- 21.7%	2,960	2,782	- 6.0%
Median Sales Price*	\$355,000	\$352,000	- 0.8%	\$373,500	\$350,000	- 6.3%
Average Sales Price*	\$361,603	\$361,475	- 0.0%	\$389,069	\$367,710	- 5.5%
Percent of List Price Received*	98.3%	98.4%	+ 0.1%	99.1%	98.6%	- 0.5%
Days on Market Until Sale	58	69	+ 19.0%	39	55	+ 41.0%
Inventory of Homes for Sale	789	716	- 9.3%	--	--	--
Months Supply of Inventory	3.2	3.1	- 3.1%	--	--	--

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

Median Sales Price – Single Family  
Rolling 12-Month Calculation



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

