

# Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

Not all agents  
are the same!



## Arapahoe County

Contact the Aurora Association of REALTORS®, Denver Metro Association of REALTORS® or South Metro Denver REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

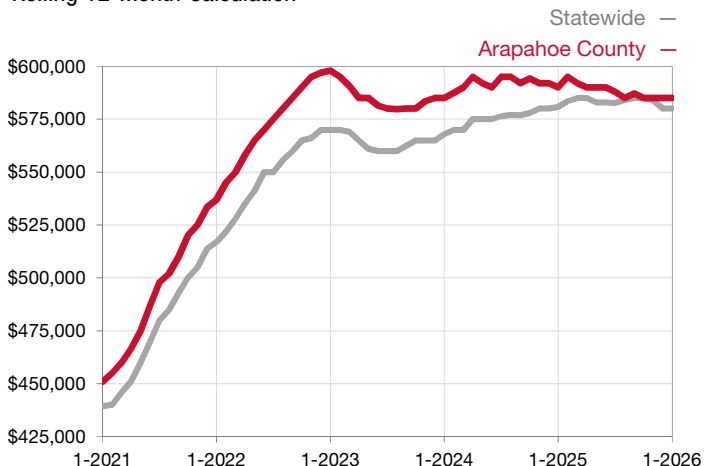
Single Family	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	576	563	- 2.3%	576	563	- 2.3%
Sold Listings	304	298	- 2.0%	304	298	- 2.0%
Median Sales Price*	\$574,987	\$565,000	- 1.7%	\$574,987	\$565,000	- 1.7%
Average Sales Price*	\$670,695	\$663,293	- 1.1%	\$670,695	\$663,293	- 1.1%
Percent of List Price Received*	98.9%	98.9%	0.0%	98.9%	98.9%	0.0%
Days on Market Until Sale	54	60	+ 11.1%	54	60	+ 11.1%
Inventory of Homes for Sale	1,120	838	- 25.2%	--	--	--
Months Supply of Inventory	2.3	1.7	- 26.1%	--	--	--

\* 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	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	346	348	+ 0.6%	346	348	+ 0.6%
Sold Listings	145	126	- 13.1%	145	126	- 13.1%
Median Sales Price*	\$344,500	\$350,000	+ 1.6%	\$344,500	\$350,000	+ 1.6%
Average Sales Price*	\$351,023	\$381,194	+ 8.6%	\$351,023	\$381,194	+ 8.6%
Percent of List Price Received*	98.3%	98.1%	- 0.2%	98.3%	98.1%	- 0.2%
Days on Market Until Sale	71	82	+ 15.5%	71	82	+ 15.5%
Inventory of Homes for Sale	809	733	- 9.4%	--	--	--
Months Supply of Inventory	3.8	3.6	- 5.3%	--	--	--

\* 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

