

Local Market Update for February 2026

A Research Tool Provided by the Colorado Association of REALTORS®

Clear Creek County

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

Single Family	February			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 02-2025	Thru 02-2026	Percent Change from Previous Year
Key Metrics						
New Listings	19	13	- 31.6%	31	28	- 9.7%
Sold Listings	8	8	0.0%	15	12	- 20.0%
Median Sales Price*	\$619,750	\$532,500	- 14.1%	\$624,500	\$547,500	- 12.3%
Average Sales Price*	\$564,375	\$516,500	- 8.5%	\$597,500	\$649,500	+ 8.7%
Percent of List Price Received*	98.0%	94.9%	- 3.2%	98.4%	95.0%	- 3.5%
Days on Market Until Sale	53	93	+ 75.5%	70	94	+ 34.3%
Inventory of Homes for Sale	61	53	- 13.1%	--	--	--
Months Supply of Inventory	4.5	3.8	- 15.6%	--	--	--

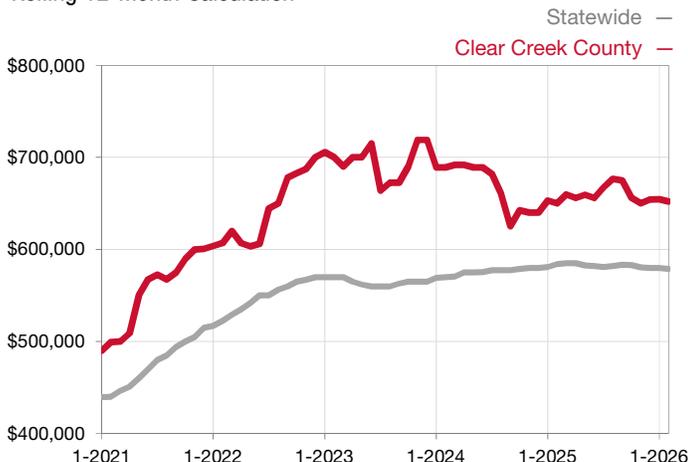
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	February			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 02-2025	Thru 02-2026	Percent Change from Previous Year
Key Metrics						
New Listings	12	2	- 83.3%	15	7	- 53.3%
Sold Listings	2	0	- 100.0%	6	0	- 100.0%
Median Sales Price*	\$379,000	\$0	- 100.0%	\$349,000	\$0	- 100.0%
Average Sales Price*	\$379,000	\$0	- 100.0%	\$375,667	\$0	- 100.0%
Percent of List Price Received*	100.0%	0.0%	- 100.0%	100.0%	0.0%	- 100.0%
Days on Market Until Sale	38	0	- 100.0%	42	0	- 100.0%
Inventory of Homes for Sale	27	17	- 37.0%	--	--	--
Months Supply of Inventory	14.1	8.5	- 39.7%	--	--	--

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

Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

