

Local Market Update for February 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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Jefferson County

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

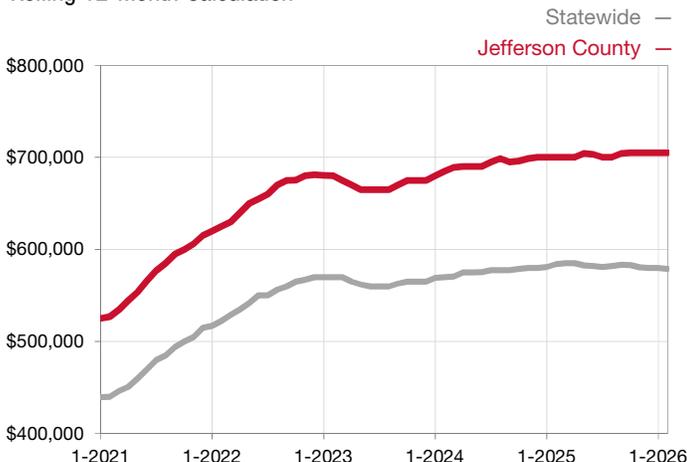
Single Family	February			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 02-2025	Thru 02-2026	Percent Change from Previous Year
Key Metrics						
New Listings	548	652	+ 19.0%	1,052	1,179	+ 12.1%
Sold Listings	379	396	+ 4.5%	675	684	+ 1.3%
Median Sales Price*	\$685,000	\$695,000	+ 1.5%	\$689,950	\$675,000	- 2.2%
Average Sales Price*	\$769,220	\$768,490	- 0.1%	\$778,154	\$770,812	- 0.9%
Percent of List Price Received*	99.6%	99.1%	- 0.5%	99.2%	98.4%	- 0.8%
Days on Market Until Sale	44	50	+ 13.6%	48	62	+ 29.2%
Inventory of Homes for Sale	896	858	- 4.2%	--	--	--
Months Supply of Inventory	1.8	1.7	- 5.6%	--	--	--

* 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	253	247	- 2.4%	472	448	- 5.1%
Sold Listings	131	119	- 9.2%	261	193	- 26.1%
Median Sales Price*	\$410,000	\$375,000	- 8.5%	\$414,500	\$385,000	- 7.1%
Average Sales Price*	\$435,499	\$401,273	- 7.9%	\$434,467	\$408,659	- 5.9%
Percent of List Price Received*	98.5%	98.4%	- 0.1%	98.8%	98.2%	- 0.6%
Days on Market Until Sale	57	73	+ 28.1%	59	74	+ 25.4%
Inventory of Homes for Sale	503	506	+ 0.6%	--	--	--
Months Supply of Inventory	3.1	3.5	+ 12.9%	--	--	--

* 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

