Local Market Update for September 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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Eighth Congressional District

Single Family

	September			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 09-2025**	**Thru 09-2026**	Percent Change from Previous Year
New Listings	899	**934**	+ 3.9%	9,258	**9,241**	- 0.2%
Sold Listings	737	**633**	- 14.1%	6,351	**6,236**	- 1.8%
Median Sales Price*	$509,000	**$500,000**	- 1.8%	$515,000	**$502,600**	- 2.4%
Average Sales Price*	$546,762	**$536,565**	- 1.9%	$552,557	**$545,089**	- 1.4%
Percent of List Price Received*	98.8%	**99.0%**	+ 0.2%	99.4%	**99.5%**	+ 0.1%
Days on Market Until Sale	59	**61**	+ 3.4%	56	**56**	0.0%
Inventory of Homes for Sale	2,522	**2,397**	- 5.0%	--	**--**	--
Months Supply of Inventory	3.7	**3.5**	- 5.4%	--	**--**	--

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

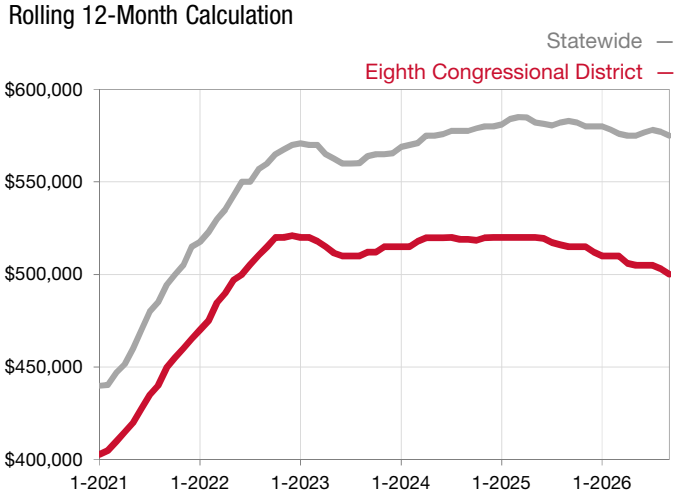
Townhouse/Condo

	September			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 09-2025**	**Thru 09-2026**	Percent Change from Previous Year
New Listings	186	**151**	- 18.8%	1,864	**1,681**	- 9.8%
Sold Listings	134	**84**	- 37.3%	1,065	**1,018**	- 4.4%
Median Sales Price*	$367,000	**$345,000**	- 6.0%	$373,000	**$355,000**	- 4.8%
Average Sales Price*	$365,727	**$358,966**	- 1.8%	$376,118	**$367,129**	- 2.4%
Percent of List Price Received*	99.1%	**98.9%**	- 0.2%	99.1%	**99.0%**	- 0.1%
Days on Market Until Sale	57	**71**	+ 24.6%	61	**66**	+ 8.2%
Inventory of Homes for Sale	632	**504**	- 20.3%	--	**--**	--
Months Supply of Inventory	5.4	**4.6**	- 14.8%	--	**--**	--

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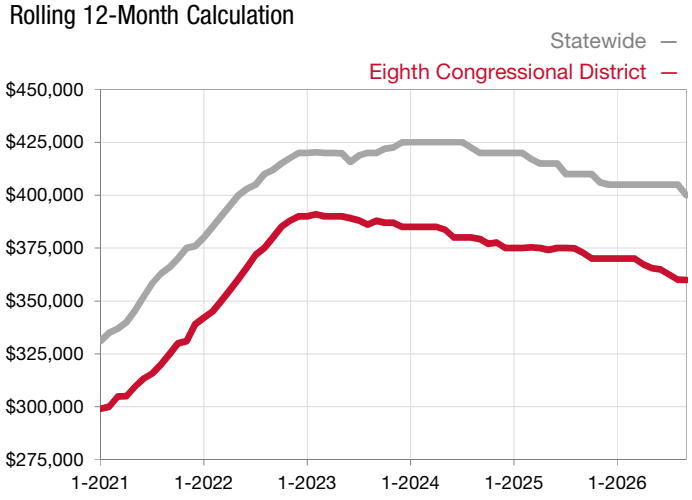
Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation



Current as of October 5, 2026. All data from the multiple listing services in the state of Colorado. Report © 2026 ShowingTime Plus, LLC.