Local Market Update for October 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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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

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 10-2025**	**Thru 10-2026**	Percent Change from Previous Year
New Listings	590	**565**	- 4.2%	7,128	**6,829**	- 4.2%
Sold Listings	502	**401**	- 20.1%	4,962	**4,773**	- 3.8%
Median Sales Price*	$575,000	**$559,000**	- 2.8%	$587,000	**$590,000**	+ 0.5%
Average Sales Price*	$743,783	**$744,918**	+ 0.2%	$741,282	**$744,754**	+ 0.5%
Percent of List Price Received*	98.4%	**98.7%**	+ 0.3%	99.1%	**99.2%**	+ 0.1%
Days on Market Until Sale	43	**40**	- 7.0%	40	**39**	- 2.5%
Inventory of Homes for Sale	1,703	**1,477**	- 13.3%	--	**--**	--
Months Supply of Inventory	3.5	**3.2**	- 8.6%	--	**--**	--

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

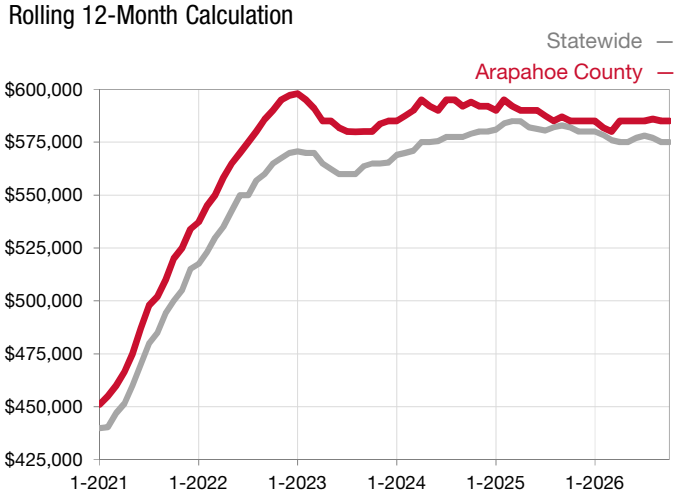
Townhouse/Condo

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 10-2025**	**Thru 10-2026**	Percent Change from Previous Year
New Listings	318	**244**	- 23.3%	3,724	**3,464**	- 7.0%
Sold Listings	209	**139**	- 33.5%	2,152	**1,822**	- 15.3%
Median Sales Price*	$337,500	**$360,000**	+ 6.7%	$349,000	**$344,000**	- 1.4%
Average Sales Price*	$369,223	**$391,334**	+ 6.0%	$365,236	**$366,712**	+ 0.4%
Percent of List Price Received*	98.3%	**98.1%**	- 0.2%	98.5%	**98.2%**	- 0.3%
Days on Market Until Sale	56	**52**	- 7.1%	55	**60**	+ 9.1%
Inventory of Homes for Sale	1,138	**1,032**	- 9.3%	--	**--**	--
Months Supply of Inventory	5.4	**5.8**	+ 7.4%	--	**--**	--

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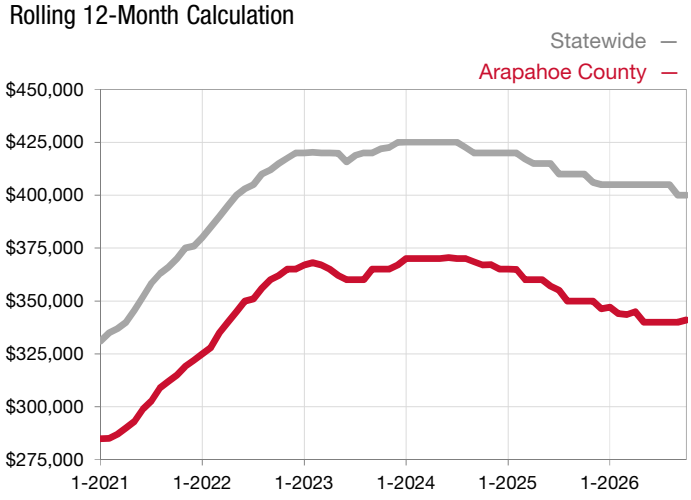
Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation



Current as of November 4, 2026. All data from the multiple listing services in the state of Colorado. Report © 2026 ShowingTime Plus, LLC.