Local Market Update for October 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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Not all agents are the same!

Larimer County

Contact the Estes Park Board of REALTORS®, Fort Collins Board of REALTORS®, Boulder Area REALTOR® Association, Longmont Association of REALTORS®, Loveland/Berthoud Association of REALTORS®, or Northern Colorado Commercial Association of REALTORS® 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	473	**461**	- 2.5%	6,034	**6,031**	- 0.0%
Sold Listings	382	**276**	- 27.7%	3,904	**3,821**	- 2.1%
Median Sales Price*	$590,000	**$593,150**	+ 0.5%	$590,000	**$590,000**	0.0%
Average Sales Price*	$695,194	**$666,967**	- 4.1%	$695,985	**$694,343**	- 0.2%
Percent of List Price Received*	98.6%	**98.1%**	- 0.5%	98.9%	**98.9%**	0.0%
Days on Market Until Sale	80	**77**	- 3.8%	74	**73**	- 1.4%
Inventory of Homes for Sale	1,356	**1,413**	+ 4.2%	--	**--**	--
Months Supply of Inventory	3.6	**3.8**	+ 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.

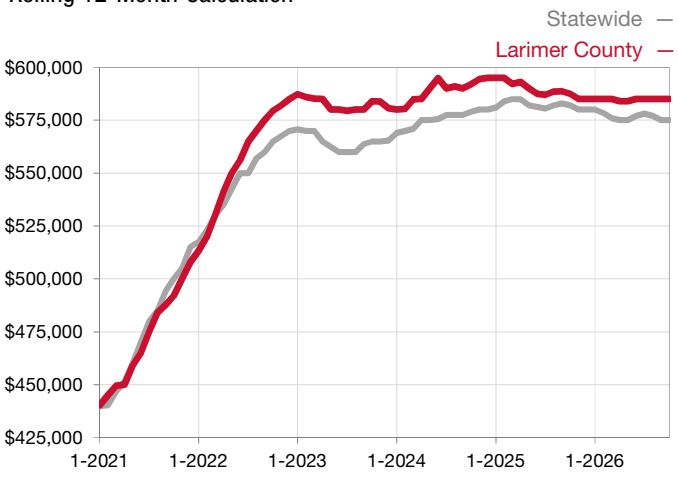
Townhouse/Condo

	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	115	**84**	- 27.0%	1,548	**1,378**	- 11.0%
Sold Listings	83	**68**	- 18.1%	906	**819**	- 9.6%
Median Sales Price*	$420,000	**$414,995**	- 1.2%	$420,000	**$407,000**	- 3.1%
Average Sales Price*	$466,775	**$449,816**	- 3.6%	$444,962	**$440,179**	- 1.1%
Percent of List Price Received*	97.8%	**98.3%**	+ 0.5%	98.7%	**98.6%**	- 0.1%
Days on Market Until Sale	91	**89**	- 2.2%	87	**86**	- 1.1%
Inventory of Homes for Sale	383	**350**	- 8.6%	--	**--**	--
Months Supply of Inventory	4.3	**4.3**	0.0%	--	**--**	--

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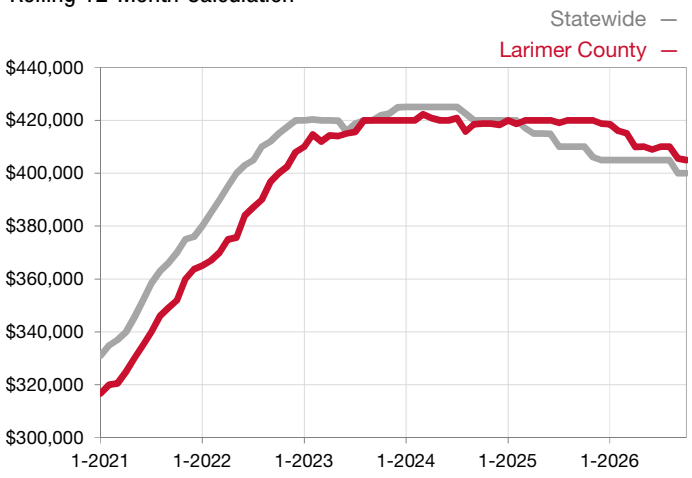
Median Sales Price – Single Family

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.