

Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



Denver County

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

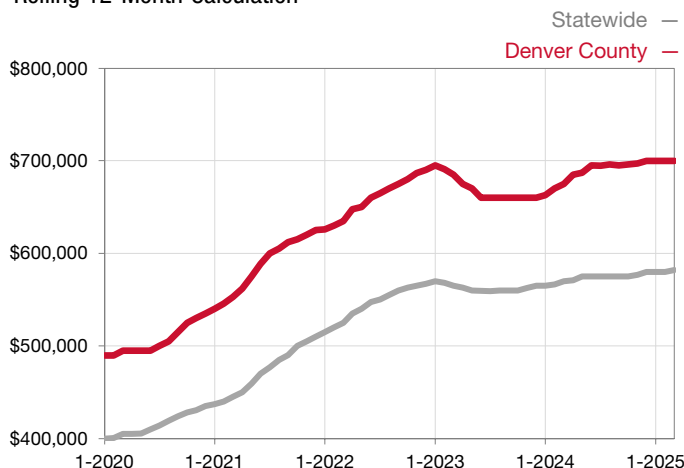
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	669	885	+ 32.3%	1,773	2,159	+ 21.8%
Sold Listings	501	489	- 2.4%	1,182	1,215	+ 2.8%
Median Sales Price*	\$690,500	\$700,000	+ 1.4%	\$672,000	\$678,000	+ 0.9%
Average Sales Price*	\$889,331	\$851,355	- 4.3%	\$855,663	\$859,402	+ 0.4%
Percent of List Price Received*	100.0%	99.4%	- 0.6%	99.3%	98.7%	- 0.6%
Days on Market Until Sale	29	42	+ 44.8%	38	51	+ 34.2%
Inventory of Homes for Sale	923	1,219	+ 32.1%	--	--	--
Months Supply of Inventory	2.2	2.5	+ 13.6%	--	--	--

* 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	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	537	674	+ 25.5%	1,402	1,732	+ 23.5%
Sold Listings	304	261	- 14.1%	800	653	- 18.4%
Median Sales Price*	\$423,995	\$390,000	- 8.0%	\$415,000	\$404,000	- 2.7%
Average Sales Price*	\$551,024	\$491,626	- 10.8%	\$545,366	\$508,532	- 6.8%
Percent of List Price Received*	99.2%	98.4%	- 0.8%	98.8%	98.3%	- 0.5%
Days on Market Until Sale	44	58	+ 31.8%	53	62	+ 17.0%
Inventory of Homes for Sale	1,099	1,466	+ 33.4%	--	--	--
Months Supply of Inventory	3.3	5.4	+ 63.6%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

