Local Market Update for August 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

	August			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 08-2025**	**Thru 08-2026**	Percent Change from Previous Year
New Listings	598	**714**	+ 19.4%	6,200	**6,090**	- 1.8%
Sold Listings	547	**483**	- 11.7%	4,076	**4,185**	+ 2.7%
Median Sales Price*	$721,000	**$709,900**	- 1.5%	$710,000	**$715,000**	+ 0.7%
Average Sales Price*	$842,872	**$876,788**	+ 4.0%	$831,190	**$827,215**	- 0.5%
Percent of List Price Received*	98.6%	**98.5%**	- 0.1%	99.4%	**99.3%**	- 0.1%
Days on Market Until Sale	41	**35**	- 14.6%	33	**36**	+ 9.1%
Inventory of Homes for Sale	1,807	**1,486**	- 17.8%	--	**--**	--
Months Supply of Inventory	3.6	**2.9**	- 19.4%	--	**--**	--

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

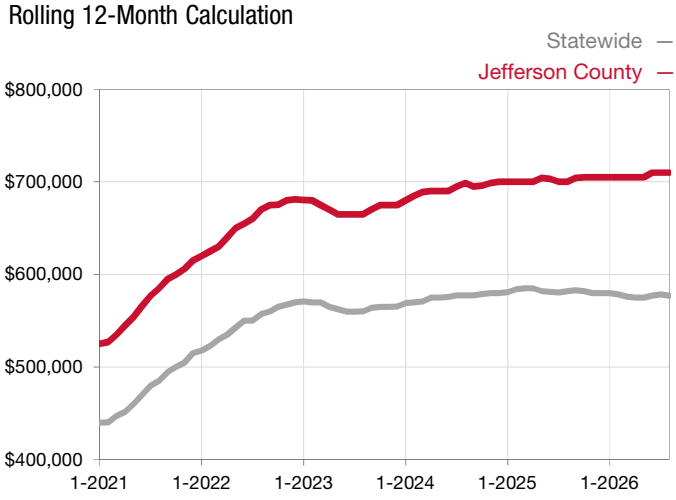
Townhouse/Condo

	August			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 08-2025**	**Thru 08-2026**	Percent Change from Previous Year
New Listings	210	**215**	+ 2.4%	2,130	**2,102**	- 1.3%
Sold Listings	156	**133**	- 14.7%	1,298	**1,121**	- 13.6%
Median Sales Price*	$385,000	**$385,000**	0.0%	$400,000	**$385,000**	- 3.8%
Average Sales Price*	$412,091	**$406,465**	- 1.4%	$424,466	**$410,594**	- 3.3%
Percent of List Price Received*	98.9%	**98.4%**	- 0.5%	98.9%	**98.7%**	- 0.2%
Days on Market Until Sale	49	**60**	+ 22.4%	46	**59**	+ 28.3%
Inventory of Homes for Sale	723	**737**	+ 1.9%	--	**--**	--
Months Supply of Inventory	4.5	**5.4**	+ 20.0%	--	**--**	--

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

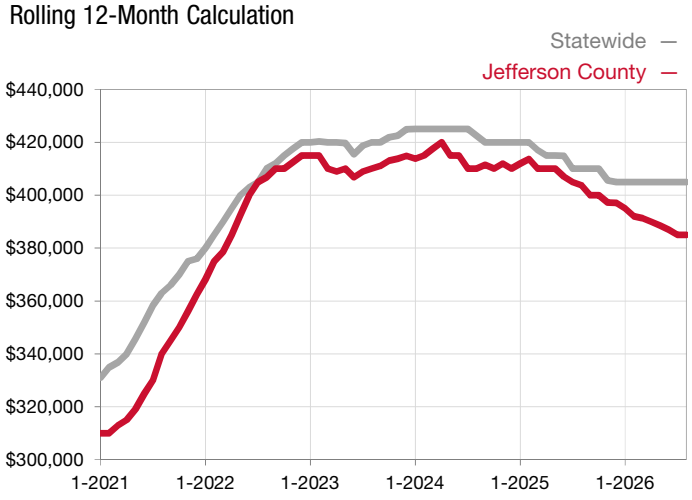
Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation



Current as of September 3, 2026. All data from the multiple listing services in the state of Colorado. Report © 2026 ShowingTime Plus, LLC.