

Local Market Update for July 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.

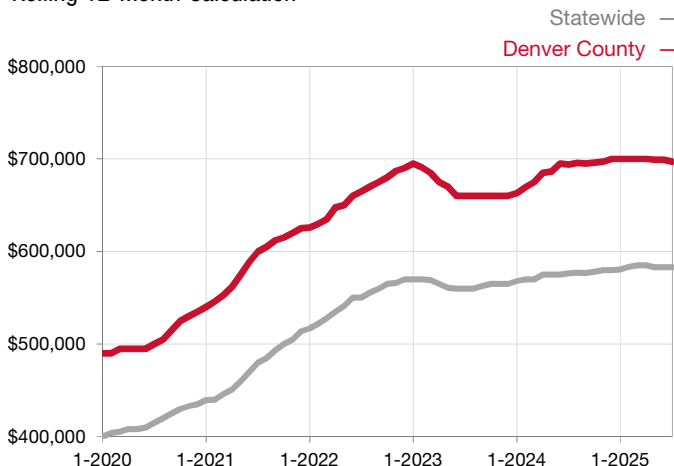
Single Family	July			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 07-2024	Thru 07-2025	Percent Change from Previous Year
New Listings	652	650	- 0.3%	5,173	5,705	+ 10.3%
Sold Listings	517	514	- 0.6%	3,398	3,446	+ 1.4%
Median Sales Price*	\$695,000	\$670,000	- 3.6%	\$711,000	\$700,000	- 1.5%
Average Sales Price*	\$869,097	\$852,675	- 1.9%	\$892,428	\$879,816	- 1.4%
Percent of List Price Received*	98.6%	98.2%	- 0.4%	99.5%	98.9%	- 0.6%
Days on Market Until Sale	29	37	+ 27.6%	29	37	+ 27.6%
Inventory of Homes for Sale	1,604	1,716	+ 7.0%	--	--	--
Months Supply of Inventory	3.6	3.6	0.0%	--	--	--

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

Townhouse/Condo	July			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 07-2024	Thru 07-2025	Percent Change from Previous Year
New Listings	476	520	+ 9.2%	3,689	4,130	+ 12.0%
Sold Listings	323	297	- 8.0%	2,094	1,784	- 14.8%
Median Sales Price*	\$420,000	\$395,000	- 6.0%	\$422,250	\$400,000	- 5.3%
Average Sales Price*	\$519,366	\$457,924	- 11.8%	\$541,011	\$497,829	- 8.0%
Percent of List Price Received*	98.4%	98.1%	- 0.3%	98.8%	98.3%	- 0.5%
Days on Market Until Sale	40	63	+ 57.5%	44	59	+ 34.1%
Inventory of Homes for Sale	1,577	1,738	+ 10.2%	--	--	--
Months Supply of Inventory	5.1	6.7	+ 31.4%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

