

Local Market Update for April 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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Fourth Congressional District

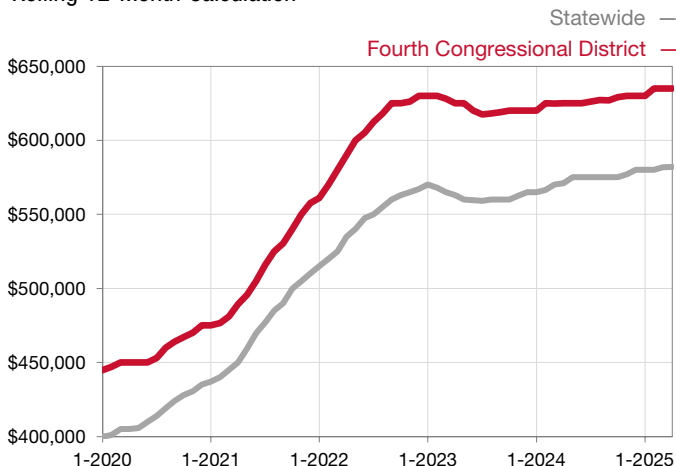
Single Family	April			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 04-2024	Thru 04-2025	Percent Change from Previous Year
New Listings	1,518	1,807	+ 19.0%	4,668	5,680	+ 21.7%
Sold Listings	916	1,053	+ 15.0%	3,199	3,363	+ 5.1%
Median Sales Price*	\$649,250	\$650,000	+ 0.1%	\$621,250	\$640,000	+ 3.0%
Average Sales Price*	\$742,448	\$758,371	+ 2.1%	\$704,291	\$736,393	+ 4.6%
Percent of List Price Received*	99.4%	98.9%	- 0.5%	99.0%	98.7%	- 0.3%
Days on Market Until Sale	50	56	+ 12.0%	58	66	+ 13.8%
Inventory of Homes for Sale	2,350	3,080	+ 31.1%	--	--	--
Months Supply of Inventory	2.8	3.4	+ 21.4%	--	--	--

* 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	April			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 04-2024	Thru 04-2025	Percent Change from Previous Year
New Listings	201	188	- 6.5%	597	758	+ 27.0%
Sold Listings	141	137	- 2.8%	456	402	- 11.8%
Median Sales Price*	\$447,500	\$435,000	- 2.8%	\$449,975	\$441,605	- 1.9%
Average Sales Price*	\$473,935	\$457,261	- 3.5%	\$476,015	\$461,692	- 3.0%
Percent of List Price Received*	99.3%	99.0%	- 0.3%	99.1%	98.8%	- 0.3%
Days on Market Until Sale	64	69	+ 7.8%	63	72	+ 14.3%
Inventory of Homes for Sale	304	426	+ 40.1%	--	--	--
Months Supply of Inventory	2.3	4.0	+ 73.9%	--	--	--

* 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

