

Local Market Update for May 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure
Your Agent is a REALTOR®

Not all agents
are the same!



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.

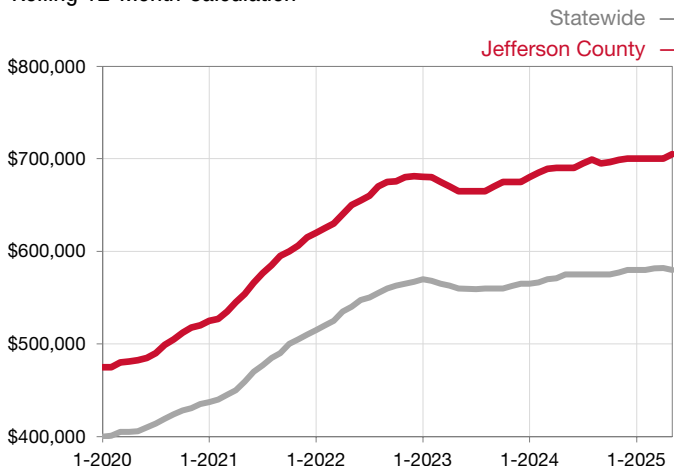
Single Family	May			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 05-2024	Thru 05-2025	Percent Change from Previous Year
New Listings	1,018	1,040	+ 2.2%	3,198	3,880	+ 21.3%
Sold Listings	606	622	+ 2.6%	2,218	2,324	+ 4.8%
Median Sales Price*	\$694,500	\$732,500	+ 5.5%	\$697,250	\$710,000	+ 1.8%
Average Sales Price*	\$827,685	\$855,091	+ 3.3%	\$805,932	\$829,338	+ 2.9%
Percent of List Price Received*	100.7%	99.8%	- 0.9%	100.1%	99.7%	- 0.4%
Days on Market Until Sale	16	21	+ 31.3%	29	33	+ 13.8%
Inventory of Homes for Sale	1,104	1,479	+ 34.0%	--	--	--
Months Supply of Inventory	2.4	3.0	+ 25.0%	--	--	--

* 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	May			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 05-2024	Thru 05-2025	Percent Change from Previous Year
New Listings	296	340	+ 14.9%	1,126	1,440	+ 27.9%
Sold Listings	202	187	- 7.4%	754	805	+ 6.8%
Median Sales Price*	\$408,000	\$396,000	- 2.9%	\$410,000	\$402,500	- 1.8%
Average Sales Price*	\$437,082	\$411,051	- 6.0%	\$439,828	\$424,694	- 3.4%
Percent of List Price Received*	99.6%	99.0%	- 0.6%	99.5%	99.0%	- 0.5%
Days on Market Until Sale	25	43	+ 72.0%	38	46	+ 21.1%
Inventory of Homes for Sale	445	669	+ 50.3%	--	--	--
Months Supply of Inventory	2.6	4.1	+ 57.7%	--	--	--

* 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

