

Local Market Update for August 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



Larimer County

Contact the Estes Park Board of REALTORS®, Fort Collins Board of REALTORS®, Boulder Area REALTOR® Association, Longmont Association of REALTORS®, Loveland/Berthoud Association of REALTORS®, or Northern Colorado Commercial Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

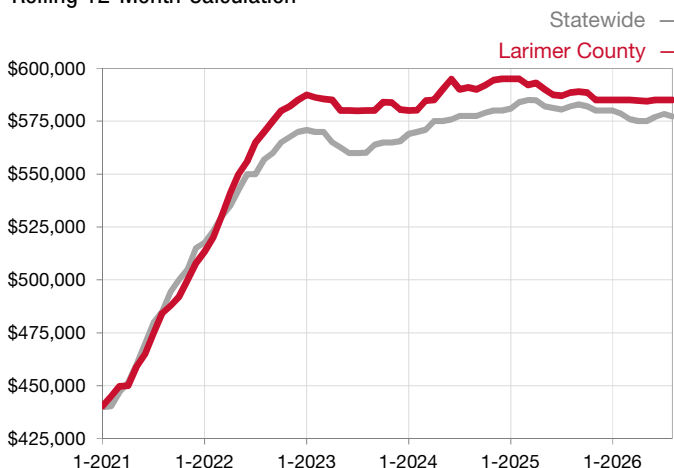
Single Family	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
New Listings	543	535	- 1.5%	5,037	5,027	- 0.2%
Sold Listings	410	366	- 10.7%	3,122	3,216	+ 3.0%
Median Sales Price*	\$608,950	\$601,695	- 1.2%	\$590,000	\$590,000	0.0%
Average Sales Price*	\$705,179	\$685,532	- 2.8%	\$697,095	\$694,414	- 0.4%
Percent of List Price Received*	98.6%	98.8%	+ 0.2%	99.0%	99.0%	0.0%
Days on Market Until Sale	71	66	- 7.0%	73	73	0.0%
Inventory of Homes for Sale	1,537	1,372	- 10.7%	--	--	--
Months Supply of Inventory	4.1	3.5	- 14.6%	--	--	--

* 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	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	123	120	- 2.4%	1,302	1,183	- 9.1%
Sold Listings	92	75	- 18.5%	723	666	- 7.9%
Median Sales Price*	\$405,000	\$399,800	- 1.3%	\$419,900	\$408,250	- 2.8%
Average Sales Price*	\$464,994	\$442,760	- 4.8%	\$439,330	\$438,296	- 0.2%
Percent of List Price Received*	98.3%	98.2%	- 0.1%	98.8%	98.7%	- 0.1%
Days on Market Until Sale	72	67	- 6.9%	86	86	0.0%
Inventory of Homes for Sale	446	374	- 16.1%	--	--	--
Months Supply of Inventory	5.0	4.4	- 12.0%	--	--	--

* 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

