

# Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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## Second Congressional District

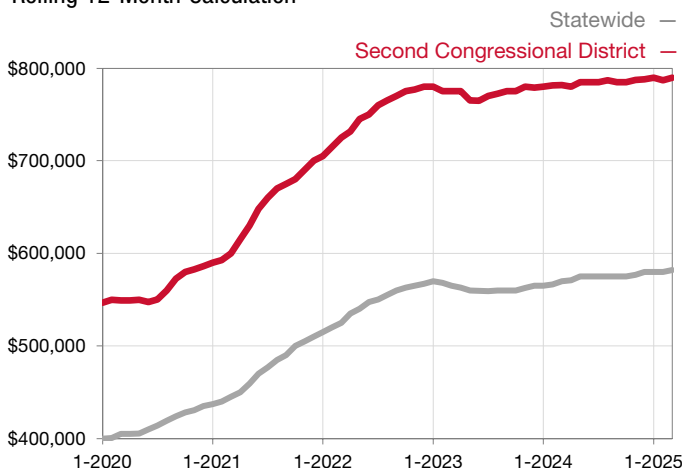
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	894	1,123	+ 25.6%	2,304	2,723	+ 18.2%
Sold Listings	586	628	+ 7.2%	1,502	1,511	+ 0.6%
Median Sales Price*	\$765,000	\$794,950	+ 3.9%	\$775,000	\$775,000	0.0%
Average Sales Price*	\$1,046,134	\$1,189,046	+ 13.7%	\$1,134,503	\$1,182,392	+ 4.2%
Percent of List Price Received*	98.6%	98.3%	- 0.3%	98.1%	97.9%	- 0.2%
Days on Market Until Sale	72	76	+ 5.6%	74	82	+ 10.8%
Inventory of Homes for Sale	1,699	2,136	+ 25.7%	--	--	--
Months Supply of Inventory	2.7	3.3	+ 22.2%	--	--	--

\* 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	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	616	678	+ 10.1%	1,490	1,742	+ 16.9%
Sold Listings	364	339	- 6.9%	991	864	- 12.8%
Median Sales Price*	\$585,000	\$570,000	- 2.6%	\$598,000	\$596,500	- 0.3%
Average Sales Price*	\$877,816	\$896,453	+ 2.1%	\$920,191	\$881,025	- 4.3%
Percent of List Price Received*	98.6%	98.0%	- 0.6%	98.4%	98.0%	- 0.4%
Days on Market Until Sale	84	77	- 8.3%	74	79	+ 6.8%
Inventory of Homes for Sale	1,301	1,722	+ 32.4%	--	--	--
Months Supply of Inventory	3.4	4.9	+ 44.1%	--	--	--

\* 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

