

Local Market Update for April 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

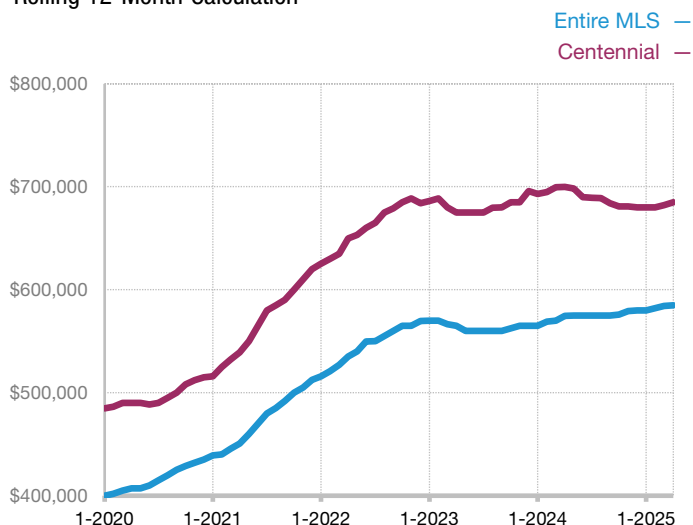
Single Family	April			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 04-2024	Thru 04-2025	Percent Change from Previous Year
Inventory of Active Listings	118	185	+ 56.8%	--	--	--
Under Contract	102	123	+ 20.6%	375	380	+ 1.3%
New Listings	133	185	+ 39.1%	414	500	+ 20.8%
Sold Listings	111	113	+ 1.8%	321	313	- 2.5%
Days on Market Until Sale	22	20	- 9.1%	29	38	+ 31.0%
Median Sales Price*	\$680,000	\$693,000	+ 1.9%	\$675,000	\$680,000	+ 0.7%
Average Sales Price*	\$758,951	\$737,207	- 2.9%	\$753,155	\$774,463	+ 2.8%
Percent of List Price Received*	99.8%	99.7%	- 0.1%	99.9%	99.6%	- 0.3%

* 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
Inventory of Active Listings	51	65	+ 27.5%	--	--	--
Under Contract	26	35	+ 34.6%	108	107	- 0.9%
New Listings	36	41	+ 13.9%	146	143	- 2.1%
Sold Listings	23	28	+ 21.7%	98	87	- 11.2%
Days on Market Until Sale	17	33	+ 94.1%	22	40	+ 81.8%
Median Sales Price*	\$443,000	\$499,000	+ 12.6%	\$427,500	\$485,000	+ 13.5%
Average Sales Price*	\$477,518	\$487,765	+ 2.1%	\$456,839	\$459,568	+ 0.6%
Percent of List Price Received*	100.2%	98.5%	- 1.7%	99.8%	99.1%	- 0.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

