

# Local Market Update for April 2025

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Cherry Hills Village

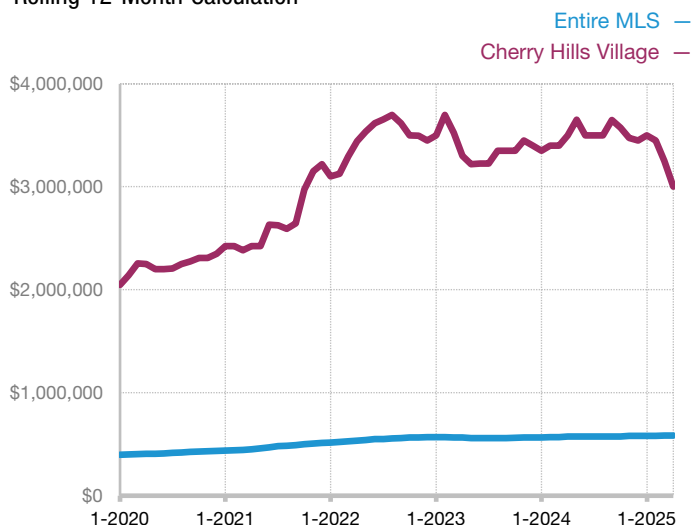
| Single Family                   | April       |             |                                   | Year to Date |              |                                   |
|---------------------------------|-------------|-------------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics                     | 2024        | 2025        | Percent Change from Previous Year | Thru 04-2024 | Thru 04-2025 | Percent Change from Previous Year |
| Inventory of Active Listings    | 22          | 36          | + 63.6%                           | --           | --           | --                                |
| Under Contract                  | 14          | 6           | - 57.1%                           | 36           | 26           | - 27.8%                           |
| New Listings                    | 17          | 17          | 0.0%                              | 45           | 57           | + 26.7%                           |
| Sold Listings                   | 18          | 11          | - 38.9%                           | 32           | 19           | - 40.6%                           |
| Days on Market Until Sale       | 10          | 31          | + 210.0%                          | 36           | 42           | + 16.7%                           |
| Median Sales Price*             | \$3,750,000 | \$2,626,000 | - 30.0%                           | \$3,650,000  | \$2,600,000  | - 28.8%                           |
| Average Sales Price*            | \$3,794,167 | \$3,474,727 | - 8.4%                            | \$3,712,689  | \$3,186,842  | - 14.2%                           |
| Percent of List Price Received* | 100.3%      | 98.3%       | - 2.0%                            | 99.9%        | 98.0%        | - 1.9%                            |

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

| 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    | 0     | 0    | --                                | --           | --           | --                                |
| Under Contract                  | 0     | 0    | --                                | 0            | 0            | --                                |
| New Listings                    | 0     | 0    | --                                | 0            | 0            | --                                |
| Sold Listings                   | 0     | 0    | --                                | 0            | 0            | --                                |
| Days on Market Until Sale       | 0     | 0    | --                                | 0            | 0            | --                                |
| Median Sales Price*             | \$0   | \$0  | --                                | \$0          | \$0          | --                                |
| Average Sales Price*            | \$0   | \$0  | --                                | \$0          | \$0          | --                                |
| Percent of List Price Received* | 0.0%  | 0.0% | --                                | 0.0%         | 0.0%         | --                                |

\* 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

