

Local Market Update for June 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Highlands Ranch

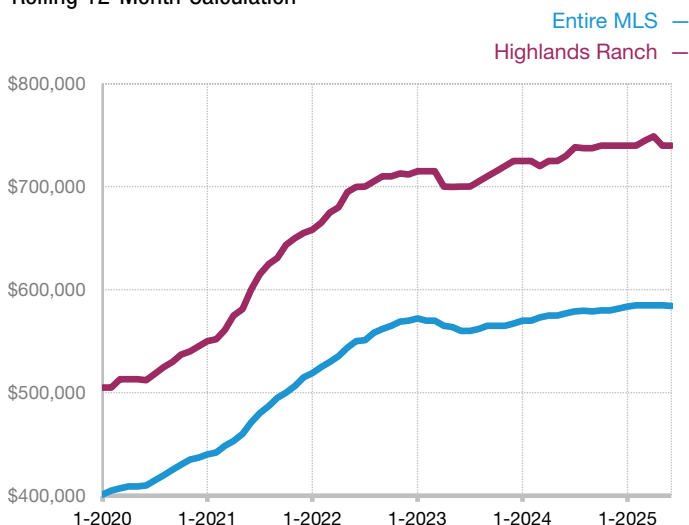
Single Family	June			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 06-2024	Thru 06-2025	Percent Change from Previous Year
Inventory of Active Listings	153	226	+ 47.7%	--	--	--
Under Contract	111	114	+ 2.7%	572	644	+ 12.6%
New Listings	137	147	+ 7.3%	703	854	+ 21.5%
Sold Listings	131	119	- 9.2%	531	585	+ 10.2%
Days on Market Until Sale	13	24	+ 84.6%	19	31	+ 63.2%
Median Sales Price*	\$785,000	\$790,000	+ 0.6%	\$740,000	\$740,000	0.0%
Average Sales Price*	\$936,667	\$918,245	- 2.0%	\$868,861	\$857,463	- 1.3%
Percent of List Price Received*	100.0%	99.1%	- 0.9%	100.2%	99.7%	- 0.5%

* 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	June			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 06-2024	Thru 06-2025	Percent Change from Previous Year
Inventory of Active Listings	68	65	- 4.4%	--	--	--
Under Contract	21	16	- 23.8%	109	117	+ 7.3%
New Listings	39	26	- 33.3%	168	182	+ 8.3%
Sold Listings	19	22	+ 15.8%	105	105	0.0%
Days on Market Until Sale	25	48	+ 92.0%	31	41	+ 32.3%
Median Sales Price*	\$500,000	\$517,602	+ 3.5%	\$520,000	\$495,000	- 4.8%
Average Sales Price*	\$576,563	\$581,937	+ 0.9%	\$564,347	\$525,661	- 6.9%
Percent of List Price Received*	99.3%	98.7%	- 0.6%	99.1%	98.8%	- 0.3%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

