

Local Market Update for July 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

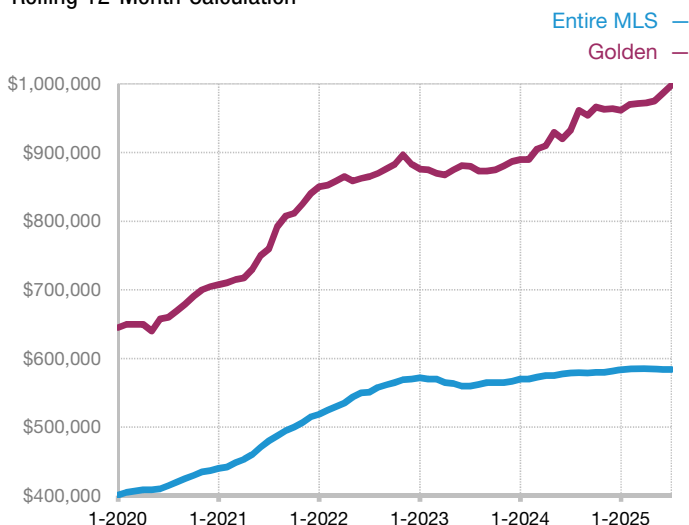
Single Family	July			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 07-2024	Thru 07-2025	Percent Change from Previous Year
Inventory of Active Listings	152	211	+ 38.8%	--	--	--
Under Contract	36	59	+ 63.9%	296	364	+ 23.0%
New Listings	62	98	+ 58.1%	416	603	+ 45.0%
Sold Listings	44	60	+ 36.4%	283	333	+ 17.7%
Days on Market Until Sale	25	22	- 12.0%	29	34	+ 17.2%
Median Sales Price*	\$925,000	\$1,037,500	+ 12.2%	\$963,187	\$1,010,000	+ 4.9%
Average Sales Price*	\$1,036,077	\$1,097,298	+ 5.9%	\$1,075,553	\$1,141,323	+ 6.1%
Percent of List Price Received*	98.3%	99.5%	+ 1.2%	99.5%	99.4%	- 0.1%

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

Townhouse/Condo	July			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 07-2024	Thru 07-2025	Percent Change from Previous Year
Inventory of Active Listings	22	39	+ 77.3%	--	--	--
Under Contract	10	9	- 10.0%	75	65	- 13.3%
New Listings	18	18	0.0%	88	104	+ 18.2%
Sold Listings	12	9	- 25.0%	69	61	- 11.6%
Days on Market Until Sale	20	40	+ 100.0%	17	39	+ 129.4%
Median Sales Price*	\$484,000	\$512,500	+ 5.9%	\$529,000	\$488,000	- 7.8%
Average Sales Price*	\$545,000	\$494,722	- 9.2%	\$581,136	\$541,711	- 6.8%
Percent of List Price Received*	99.8%	97.1%	- 2.7%	100.7%	98.9%	- 1.8%

* 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

