

# Local Market Update for July 2025

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Centennial

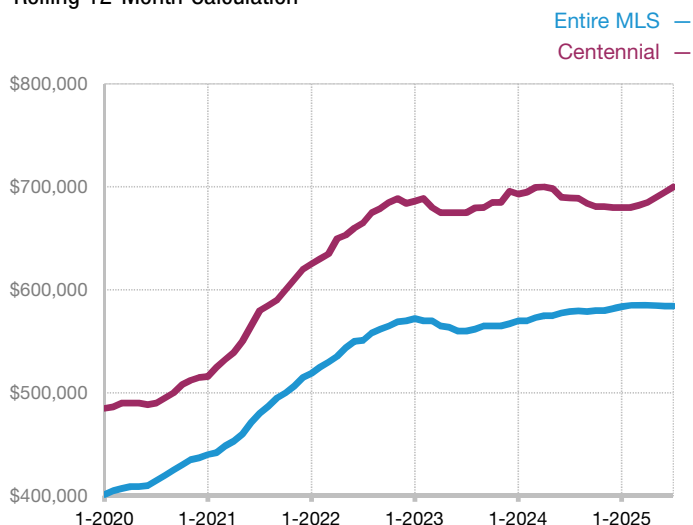
Single Family	July			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 07-2024	Thru 07-2025	Percent Change from Previous Year
Inventory of Active Listings	194	238	+ 22.7%	--	--	--
Under Contract	87	98	+ 12.6%	677	722	+ 6.6%
New Listings	95	125	+ 31.6%	829	959	+ 15.7%
Sold Listings	110	122	+ 10.9%	643	683	+ 6.2%
Days on Market Until Sale	22	23	+ 4.5%	24	30	+ 25.0%
Median Sales Price*	\$702,500	\$748,500	+ 6.5%	\$684,900	\$710,000	+ 3.7%
Average Sales Price*	\$783,695	\$823,243	+ 5.0%	\$772,773	\$791,592	+ 2.4%
Percent of List Price Received*	99.2%	99.0%	- 0.2%	100.0%	99.6%	- 0.4%

\* 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	64	88	+ 37.5%	--	--	--
Under Contract	24	14	- 41.7%	186	163	- 12.4%
New Listings	33	37	+ 12.1%	256	258	+ 0.8%
Sold Listings	19	19	0.0%	174	160	- 8.0%
Days on Market Until Sale	21	40	+ 90.5%	24	39	+ 62.5%
Median Sales Price*	\$499,900	\$453,000	- 9.4%	\$461,513	\$485,000	+ 5.1%
Average Sales Price*	\$470,533	\$445,553	- 5.3%	\$457,781	\$466,233	+ 1.8%
Percent of List Price Received*	99.8%	97.1%	- 2.7%	99.5%	99.1%	- 0.4%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

