

Local Market Update for August 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

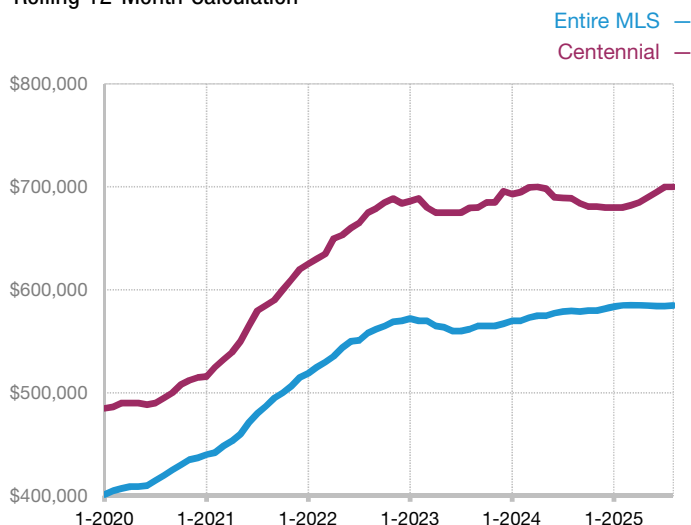
Single Family	August			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 08-2024	Thru 08-2025	Percent Change from Previous Year
Inventory of Active Listings	204	241	+ 18.1%	--	--	--
Under Contract	86	90	+ 4.7%	763	809	+ 6.0%
New Listings	117	121	+ 3.4%	946	1,080	+ 14.2%
Sold Listings	84	89	+ 6.0%	727	773	+ 6.3%
Days on Market Until Sale	25	30	+ 20.0%	24	30	+ 25.0%
Median Sales Price*	\$695,000	\$698,000	+ 0.4%	\$685,000	\$710,000	+ 3.6%
Average Sales Price*	\$757,181	\$779,825	+ 3.0%	\$770,971	\$789,944	+ 2.5%
Percent of List Price Received*	99.2%	99.0%	- 0.2%	99.9%	99.5%	- 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	August			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 08-2024	Thru 08-2025	Percent Change from Previous Year
Inventory of Active Listings	59	78	+ 32.2%	--	--	--
Under Contract	25	24	- 4.0%	211	187	- 11.4%
New Listings	30	23	- 23.3%	286	281	- 1.7%
Sold Listings	24	17	- 29.2%	198	178	- 10.1%
Days on Market Until Sale	47	47	0.0%	27	40	+ 48.1%
Median Sales Price*	\$410,500	\$430,000	+ 4.8%	\$447,500	\$480,000	+ 7.3%
Average Sales Price*	\$428,236	\$421,465	- 1.6%	\$454,200	\$461,107	+ 1.5%
Percent of List Price Received*	98.2%	99.5%	+ 1.3%	99.4%	99.1%	- 0.3%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

