

Local Market Update for August 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Elbert County

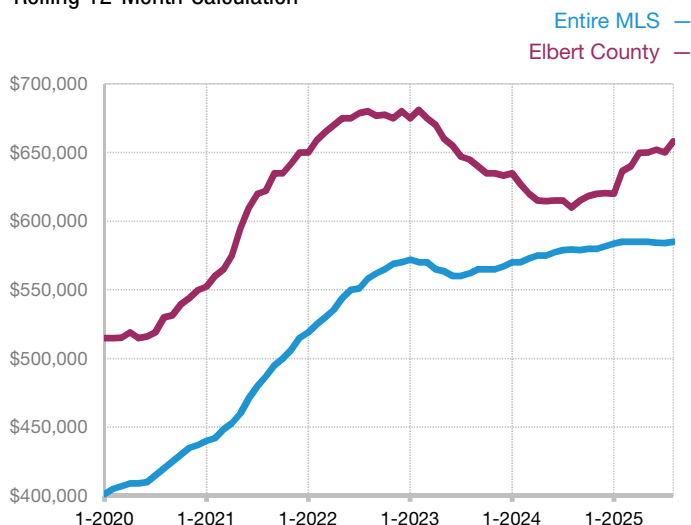
Single Family	August			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 08-2024	Thru 08-2025	Percent Change from Previous Year
Inventory of Active Listings	225	243	+ 8.0%	--	--	--
Under Contract	59	63	+ 6.8%	453	480	+ 6.0%
New Listings	84	73	- 13.1%	635	691	+ 8.8%
Sold Listings	55	70	+ 27.3%	430	460	+ 7.0%
Days on Market Until Sale	45	66	+ 46.7%	44	58	+ 31.8%
Median Sales Price*	\$597,500	\$695,000	+ 16.3%	\$619,500	\$664,950	+ 7.3%
Average Sales Price*	\$679,212	\$766,049	+ 12.8%	\$692,280	\$734,659	+ 6.1%
Percent of List Price Received*	98.8%	99.5%	+ 0.7%	98.6%	99.1%	+ 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	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	0	2	--	--	--	--
Under Contract	0	0	--	2	2	0.0%
New Listings	0	0	--	0	5	--
Sold Listings	0	0	--	2	2	0.0%
Days on Market Until Sale	0	0	--	91	9	- 90.1%
Median Sales Price*	\$0	\$0	--	\$387,500	\$360,000	- 7.1%
Average Sales Price*	\$0	\$0	--	\$387,500	\$360,000	- 7.1%
Percent of List Price Received*	0.0%	0.0%	--	98.8%	100.0%	+ 1.2%

* 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

