

# Local Market Update for September 2025

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lone Tree

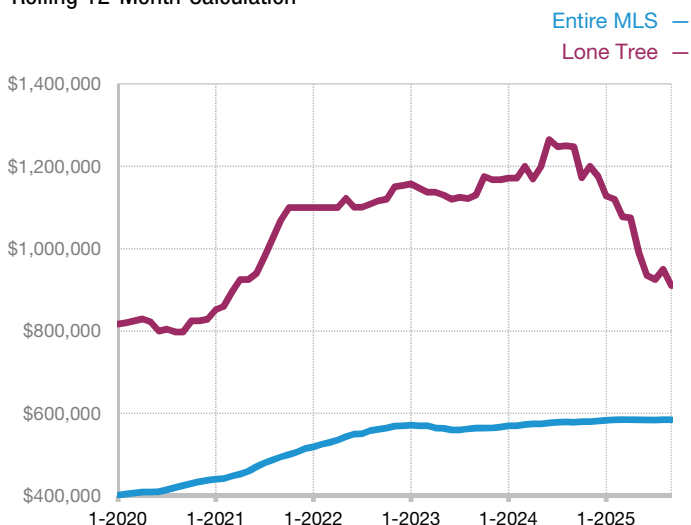
Single Family	September			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
Inventory of Active Listings	53	58	+ 9.4%	--	--	--
Under Contract	14	23	+ 64.3%	118	184	+ 55.9%
New Listings	17	27	+ 58.8%	171	270	+ 57.9%
Sold Listings	12	14	+ 16.7%	106	174	+ 64.2%
Days on Market Until Sale	27	56	+ 107.4%	32	38	+ 18.8%
Median Sales Price*	\$1,162,450	\$780,000	- 32.9%	\$1,247,500	\$902,500	- 27.7%
Average Sales Price*	\$1,237,825	\$886,786	- 28.4%	\$1,292,691	\$1,094,813	- 15.3%
Percent of List Price Received*	100.7%	98.1%	- 2.6%	98.8%	98.2%	- 0.6%

\* 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	September			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
Inventory of Active Listings	20	25	+ 25.0%	--	--	--
Under Contract	6	6	0.0%	39	44	+ 12.8%
New Listings	7	15	+ 114.3%	70	84	+ 20.0%
Sold Listings	5	5	0.0%	37	38	+ 2.7%
Days on Market Until Sale	79	108	+ 36.7%	37	72	+ 94.6%
Median Sales Price*	\$634,900	\$589,900	- 7.1%	\$634,900	\$612,000	- 3.6%
Average Sales Price*	\$581,180	\$588,376	+ 1.2%	\$607,670	\$599,191	- 1.4%
Percent of List Price Received*	99.1%	100.1%	+ 1.0%	99.0%	98.3%	- 0.7%

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



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

