

Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

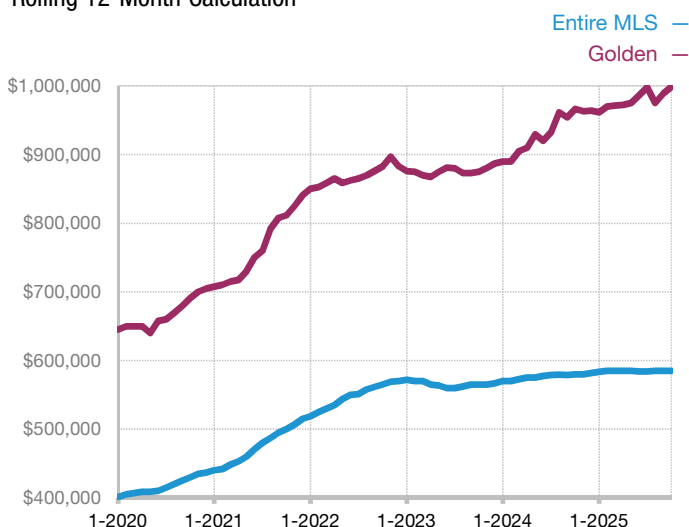
Single Family	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
Inventory of Active Listings	153	170	+ 11.1%	--	--	--
Under Contract	53	53	0.0%	450	543	+ 20.7%
New Listings	56	50	- 10.7%	621	816	+ 31.4%
Sold Listings	46	61	+ 32.6%	426	514	+ 20.7%
Days on Market Until Sale	30	61	+ 103.3%	28	39	+ 39.3%
Median Sales Price*	\$952,500	\$1,050,000	+ 10.2%	\$964,094	\$1,000,000	+ 3.7%
Average Sales Price*	\$1,048,940	\$1,132,887	+ 8.0%	\$1,072,707	\$1,132,233	+ 5.5%
Percent of List Price Received*	98.1%	97.7%	- 0.4%	99.1%	99.1%	0.0%

* 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	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
Inventory of Active Listings	27	48	+ 77.8%	--	--	--
Under Contract	11	14	+ 27.3%	105	89	- 15.2%
New Listings	9	18	+ 100.0%	127	155	+ 22.0%
Sold Listings	11	5	- 54.5%	98	76	- 22.4%
Days on Market Until Sale	39	52	+ 33.3%	22	43	+ 95.5%
Median Sales Price*	\$519,000	\$550,000	+ 6.0%	\$506,750	\$501,000	- 1.1%
Average Sales Price*	\$579,457	\$655,200	+ 13.1%	\$572,709	\$549,134	- 4.1%
Percent of List Price Received*	101.0%	99.5%	- 1.5%	100.4%	98.7%	- 1.7%

* 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

