

Local Market Update for November 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
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Denver

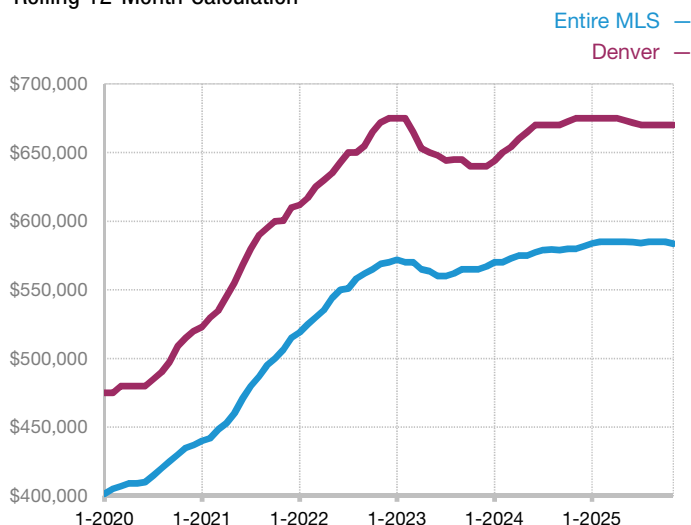
Single Family	November			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
Inventory of Active Listings	1,605	1,353	- 15.7%	--	--	--
Under Contract	414	477	+ 15.2%	5,935	5,896	- 0.7%
New Listings	410	355	- 13.4%	8,332	8,798	+ 5.6%
Sold Listings	495	437	- 11.7%	5,773	5,723	- 0.9%
Days on Market Until Sale	43	46	+ 7.0%	33	40	+ 21.2%
Median Sales Price*	\$665,000	\$625,000	- 6.0%	\$677,500	\$670,000	- 1.1%
Average Sales Price*	\$833,856	\$835,873	+ 0.2%	\$854,528	\$852,950	- 0.2%
Percent of List Price Received*	98.3%	98.0%	- 0.3%	99.1%	98.6%	- 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	November			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
Inventory of Active Listings	1,708	1,533	- 10.2%	--	--	--
Under Contract	271	244	- 10.0%	3,413	3,048	- 10.7%
New Listings	298	321	+ 7.7%	5,899	6,247	+ 5.9%
Sold Listings	254	189	- 25.6%	3,360	2,920	- 13.1%
Days on Market Until Sale	70	77	+ 10.0%	49	62	+ 26.5%
Median Sales Price*	\$435,000	\$380,000	- 12.6%	\$407,750	\$395,000	- 3.1%
Average Sales Price*	\$516,402	\$492,667	- 4.6%	\$522,063	\$491,832	- 5.8%
Percent of List Price Received*	97.7%	97.6%	- 0.1%	98.5%	98.1%	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

