

# Local Market Update for November 2025

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Lakewood

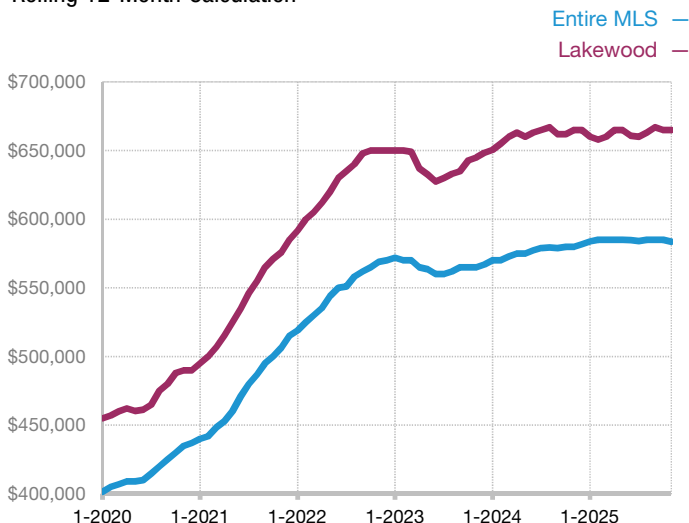
Single Family	November			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
Inventory of Active Listings	183	196	+ 7.1%	--	--	--
Under Contract	81	70	- 13.6%	1,099	1,101	+ 0.2%
New Listings	70	59	- 15.7%	1,353	1,436	+ 6.1%
Sold Listings	90	91	+ 1.1%	1,081	1,064	- 1.6%
Days on Market Until Sale	36	45	+ 25.0%	24	33	+ 37.5%
Median Sales Price*	\$670,938	\$695,000	+ 3.6%	\$667,000	\$670,000	+ 0.4%
Average Sales Price*	\$731,948	\$750,176	+ 2.5%	\$729,735	\$737,919	+ 1.1%
Percent of List Price Received*	98.6%	98.6%	0.0%	99.9%	99.3%	- 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	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	182	173	- 4.9%	--	--	--
Under Contract	45	31	- 31.1%	664	581	- 12.5%
New Listings	37	42	+ 13.5%	906	908	+ 0.2%
Sold Listings	49	36	- 26.5%	649	584	- 10.0%
Days on Market Until Sale	42	64	+ 52.4%	37	50	+ 35.1%
Median Sales Price*	\$390,000	\$332,500	- 14.7%	\$384,830	\$363,500	- 5.5%
Average Sales Price*	\$407,817	\$343,181	- 15.8%	\$396,450	\$378,260	- 4.6%
Percent of List Price Received*	98.6%	99.0%	+ 0.4%	99.3%	99.0%	- 0.3%

\* 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

