

Local Market Update for November 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Parker

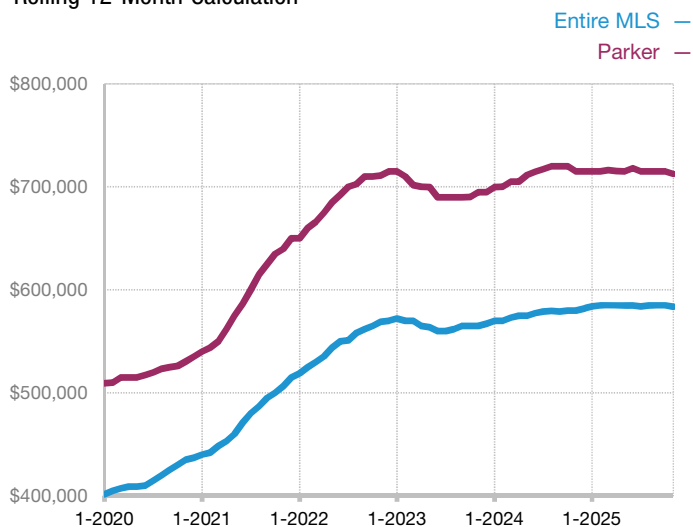
Single Family	November			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
Inventory of Active Listings	396	301	- 24.0%	--	--	--
Under Contract	106	114	+ 7.5%	1,541	1,670	+ 8.4%
New Listings	100	73	- 27.0%	2,031	2,164	+ 6.5%
Sold Listings	127	117	- 7.9%	1,524	1,621	+ 6.4%
Days on Market Until Sale	43	49	+ 14.0%	40	46	+ 15.0%
Median Sales Price*	\$690,000	\$695,000	+ 0.7%	\$715,500	\$712,500	- 0.4%
Average Sales Price*	\$788,688	\$750,454	- 4.8%	\$804,185	\$801,380	- 0.3%
Percent of List Price Received*	98.1%	98.6%	+ 0.5%	98.9%	98.8%	- 0.1%

* 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	82	61	- 25.6%	--	--	--
Under Contract	17	13	- 23.5%	227	202	- 11.0%
New Listings	15	16	+ 6.7%	321	307	- 4.4%
Sold Listings	9	7	- 22.2%	239	200	- 16.3%
Days on Market Until Sale	50	33	- 34.0%	39	50	+ 28.2%
Median Sales Price*	\$373,000	\$393,000	+ 5.4%	\$417,990	\$397,000	- 5.0%
Average Sales Price*	\$376,611	\$373,129	- 0.9%	\$426,948	\$409,463	- 4.1%
Percent of List Price Received*	98.2%	99.0%	+ 0.8%	99.0%	99.1%	+ 0.1%

* 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

