

# Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Commerce City

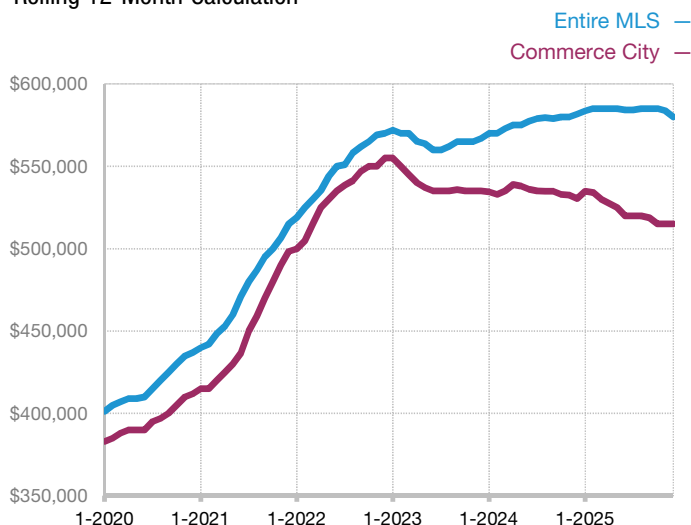
Single Family	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
Inventory of Active Listings	265	219	- 17.4%	--	--	--
Under Contract	62	77	+ 24.2%	1,117	1,046	- 6.4%
New Listings	61	62	+ 1.6%	1,473	1,451	- 1.5%
Sold Listings	89	89	0.0%	1,124	1,040	- 7.5%
Days on Market Until Sale	46	77	+ 67.4%	44	60	+ 36.4%
Median Sales Price*	\$522,500	\$499,990	- 4.3%	\$530,500	\$514,971	- 2.9%
Average Sales Price*	\$513,815	\$492,528	- 4.1%	\$533,695	\$512,096	- 4.0%
Percent of List Price Received*	98.4%	99.0%	+ 0.6%	99.4%	99.6%	+ 0.2%

\* 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	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
Inventory of Active Listings	31	25	- 19.4%	--	--	--
Under Contract	3	8	+ 166.7%	103	90	- 12.6%
New Listings	7	11	+ 57.1%	153	161	+ 5.2%
Sold Listings	4	5	+ 25.0%	102	87	- 14.7%
Days on Market Until Sale	62	30	- 51.6%	40	61	+ 52.5%
Median Sales Price*	\$365,000	\$405,000	+ 11.0%	\$398,000	\$371,000	- 6.8%
Average Sales Price*	\$369,375	\$360,118	- 2.5%	\$406,561	\$374,664	- 7.8%
Percent of List Price Received*	98.9%	100.3%	+ 1.4%	99.8%	99.2%	- 0.6%

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



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

