

Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

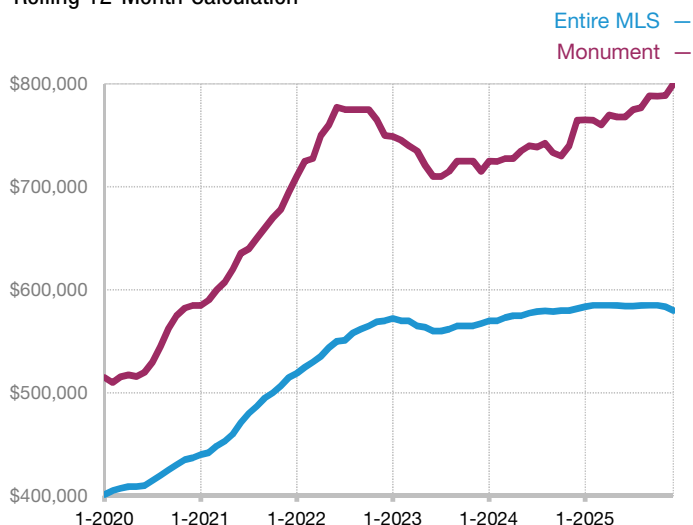
| Single Family | December | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2024 | 2025 | Percent Change from Previous Year | Thru 12-2024 | Thru 12-2025 | Percent Change from Previous Year |
| Inventory of Active Listings | 45 | 83 | + 84.4% | -- | -- | -- |
| Under Contract | 15 | 10 | - 33.3% | 298 | 265 | - 11.1% |
| New Listings | 10 | 12 | + 20.0% | 388 | 443 | + 14.2% |
| Sold Listings | 25 | 18 | - 28.0% | 296 | 269 | - 9.1% |
| Days on Market Until Sale | 78 | 66 | - 15.4% | 54 | 48 | - 11.1% |
| Median Sales Price* | \$778,000 | \$832,500 | + 7.0% | \$764,763 | \$799,900 | + 4.6% |
| Average Sales Price* | \$815,254 | \$870,625 | + 6.8% | \$842,799 | \$873,906 | + 3.7% |
| Percent of List Price Received* | 98.5% | 98.7% | + 0.2% | 99.0% | 98.4% | - 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 | 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 | 6 | 6 | 0.0% | -- | -- | -- |
| Under Contract | 0 | 3 | -- | 31 | 27 | - 12.9% |
| New Listings | 0 | 1 | -- | 44 | 38 | - 13.6% |
| Sold Listings | 3 | 2 | - 33.3% | 30 | 28 | - 6.7% |
| Days on Market Until Sale | 59 | 99 | + 67.8% | 42 | 58 | + 38.1% |
| Median Sales Price* | \$390,000 | \$361,950 | - 7.2% | \$390,500 | \$365,000 | - 6.5% |
| Average Sales Price* | \$392,333 | \$361,950 | - 7.7% | \$413,730 | \$375,929 | - 9.1% |
| Percent of List Price Received* | 99.6% | 99.3% | - 0.3% | 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

