

Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

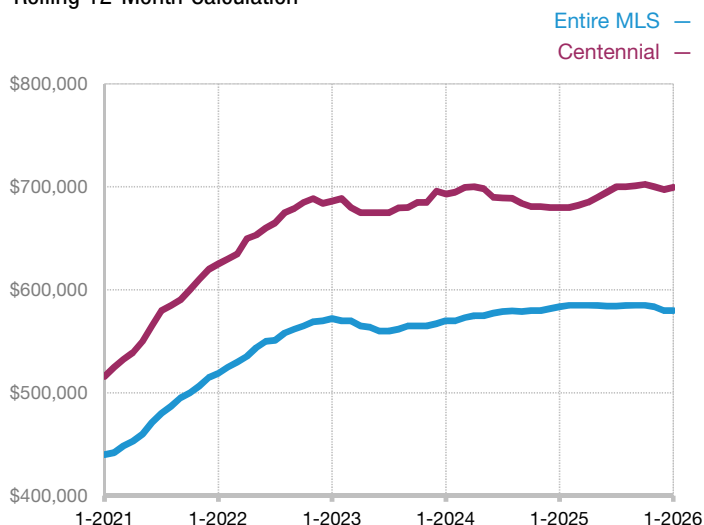
Single Family	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Inventory of Active Listings	141	124	- 12.1%	--	--	--
Under Contract	64	90	+ 40.6%	64	90	+ 40.6%
New Listings	92	112	+ 21.7%	92	112	+ 21.7%
Sold Listings	54	62	+ 14.8%	54	62	+ 14.8%
Days on Market Until Sale	58	60	+ 3.4%	58	60	+ 3.4%
Median Sales Price*	\$666,250	\$691,000	+ 3.7%	\$666,250	\$691,000	+ 3.7%
Average Sales Price*	\$730,608	\$750,477	+ 2.7%	\$730,608	\$750,477	+ 2.7%
Percent of List Price Received*	98.4%	98.9%	+ 0.5%	98.4%	98.9%	+ 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	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Inventory of Active Listings	48	54	+ 12.5%	--	--	--
Under Contract	21	20	- 4.8%	21	20	- 4.8%
New Listings	22	34	+ 54.5%	22	34	+ 54.5%
Sold Listings	12	12	0.0%	12	12	0.0%
Days on Market Until Sale	52	79	+ 51.9%	52	79	+ 51.9%
Median Sales Price*	\$443,500	\$475,000	+ 7.1%	\$443,500	\$475,000	+ 7.1%
Average Sales Price*	\$411,156	\$461,475	+ 12.2%	\$411,156	\$461,475	+ 12.2%
Percent of List Price Received*	99.1%	98.2%	- 0.9%	99.1%	98.2%	- 0.9%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

