

Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Larkspur

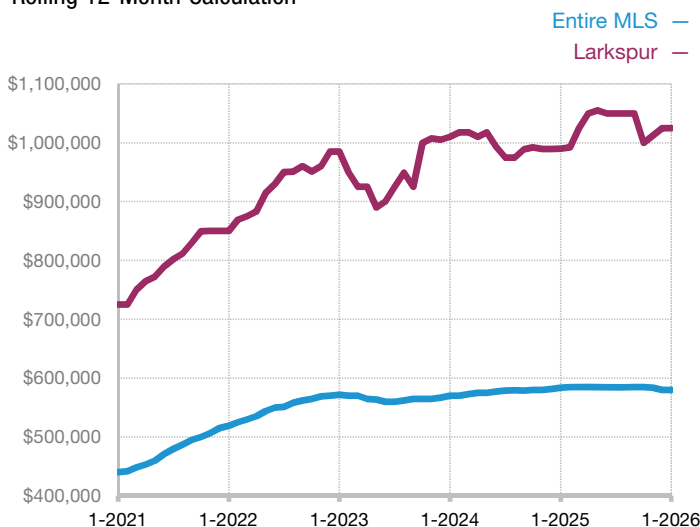
Single Family	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Inventory of Active Listings	34	28	- 17.6%	--	--	--
Under Contract	2	11	+ 450.0%	2	11	+ 450.0%
New Listings	11	14	+ 27.3%	11	14	+ 27.3%
Sold Listings	6	2	- 66.7%	6	2	- 66.7%
Days on Market Until Sale	106	122	+ 15.1%	106	122	+ 15.1%
Median Sales Price*	\$992,500	\$1,505,500	+ 51.7%	\$992,500	\$1,505,500	+ 51.7%
Average Sales Price*	\$1,034,000	\$1,505,500	+ 45.6%	\$1,034,000	\$1,505,500	+ 45.6%
Percent of List Price Received*	97.3%	94.5%	- 2.9%	97.3%	94.5%	- 2.9%

* 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	2	4	+ 100.0%	--	--	--
Under Contract	0	0	--	0	0	--
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Days on Market Until Sale	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	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

