

Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Louisville

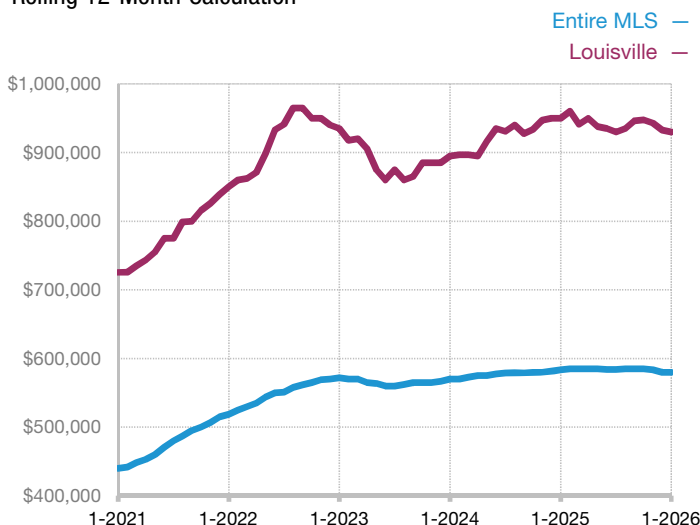
Single Family	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Inventory of Active Listings	39	24	- 38.5%	--	--	--
Under Contract	11	19	+ 72.7%	11	19	+ 72.7%
New Listings	17	24	+ 41.2%	17	24	+ 41.2%
Sold Listings	12	7	- 41.7%	12	7	- 41.7%
Days on Market Until Sale	85	44	- 48.2%	85	44	- 48.2%
Median Sales Price*	\$1,337,000	\$1,055,000	- 21.1%	\$1,337,000	\$1,055,000	- 21.1%
Average Sales Price*	\$1,525,042	\$1,043,000	- 31.6%	\$1,525,042	\$1,043,000	- 31.6%
Percent of List Price Received*	95.9%	97.6%	+ 1.8%	95.9%	97.6%	+ 1.8%

* 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		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Inventory of Active Listings	22	12	- 45.5%	--	--	--
Under Contract	2	5	+ 150.0%	2	5	+ 150.0%
New Listings	11	13	+ 18.2%	11	13	+ 18.2%
Sold Listings	5	2	- 60.0%	5	2	- 60.0%
Days on Market Until Sale	76	148	+ 94.7%	76	148	+ 94.7%
Median Sales Price*	\$460,000	\$485,000	+ 5.4%	\$460,000	\$485,000	+ 5.4%
Average Sales Price*	\$596,000	\$485,000	- 18.6%	\$596,000	\$485,000	- 18.6%
Percent of List Price Received*	96.1%	96.0%	- 0.1%	96.1%	96.0%	- 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

