

Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Weld County

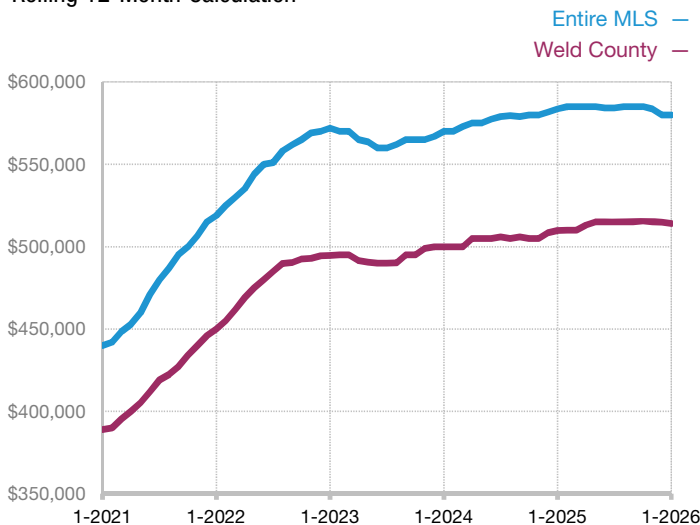
Single Family	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Inventory of Active Listings	1,203	1,125	- 6.5%	--	--	--
Under Contract	382	453	+ 18.6%	382	453	+ 18.6%
New Listings	550	573	+ 4.2%	550	573	+ 4.2%
Sold Listings	297	246	- 17.2%	297	246	- 17.2%
Days on Market Until Sale	77	91	+ 18.2%	77	91	+ 18.2%
Median Sales Price*	\$510,000	\$493,000	- 3.3%	\$510,000	\$493,000	- 3.3%
Average Sales Price*	\$590,848	\$556,218	- 5.9%	\$590,848	\$556,218	- 5.9%
Percent of List Price Received*	98.6%	98.8%	+ 0.2%	98.6%	98.8%	+ 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	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	178	191	+ 7.3%	--	--	--
Under Contract	37	25	- 32.4%	37	25	- 32.4%
New Listings	81	75	- 7.4%	81	75	- 7.4%
Sold Listings	26	29	+ 11.5%	26	29	+ 11.5%
Days on Market Until Sale	112	92	- 17.9%	112	92	- 17.9%
Median Sales Price*	\$360,000	\$335,000	- 6.9%	\$360,000	\$335,000	- 6.9%
Average Sales Price*	\$370,373	\$349,000	- 5.8%	\$370,373	\$349,000	- 5.8%
Percent of List Price Received*	99.1%	98.5%	- 0.6%	99.1%	98.5%	- 0.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

