

Local Market Update for April 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Brighton

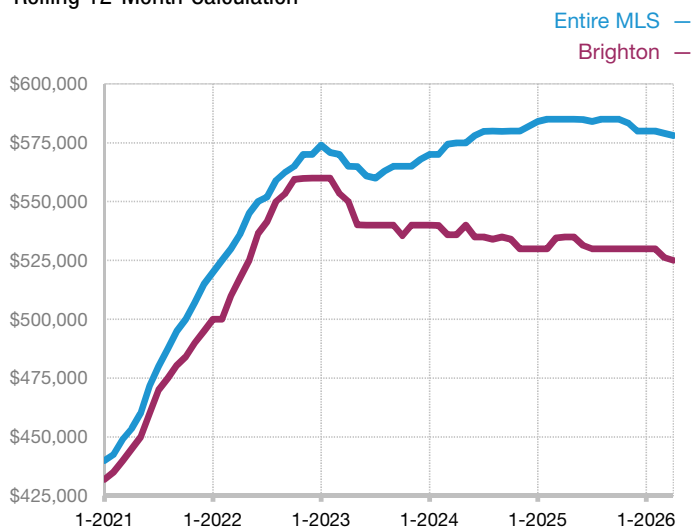
Single Family	April			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Inventory of Active Listings	251	204	- 18.7%	--	--	--
Under Contract	93	100	+ 7.5%	366	329	- 10.1%
New Listings	125	122	- 2.4%	461	387	- 16.1%
Sold Listings	89	83	- 6.7%	323	277	- 14.2%
Days on Market Until Sale	44	65	+ 47.7%	63	68	+ 7.9%
Median Sales Price*	\$534,990	\$540,000	+ 0.9%	\$537,000	\$525,000	- 2.2%
Average Sales Price*	\$587,164	\$586,931	- 0.0%	\$583,083	\$591,327	+ 1.4%
Percent of List Price Received*	99.5%	99.1%	- 0.4%	99.5%	99.2%	- 0.3%

* 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	April			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Inventory of Active Listings	14	31	+ 121.4%	--	--	--
Under Contract	8	5	- 37.5%	32	20	- 37.5%
New Listings	7	15	+ 114.3%	36	41	+ 13.9%
Sold Listings	12	11	- 8.3%	30	19	- 36.7%
Days on Market Until Sale	27	45	+ 66.7%	41	52	+ 26.8%
Median Sales Price*	\$410,000	\$335,000	- 18.3%	\$376,000	\$344,500	- 8.4%
Average Sales Price*	\$403,825	\$346,364	- 14.2%	\$384,046	\$351,284	- 8.5%
Percent of List Price Received*	100.3%	99.3%	- 1.0%	99.4%	99.5%	+ 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

