

Local Market Update for May 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Littleton

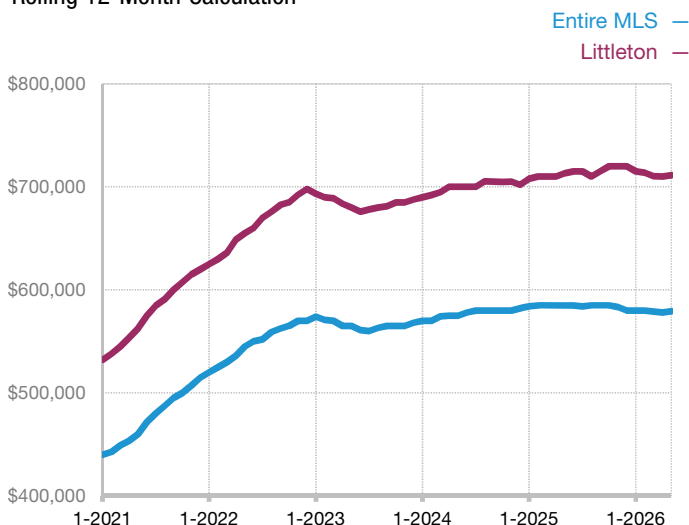
Single Family	May			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 05-2025	Thru 05-2026	Percent Change from Previous Year
Inventory of Active Listings	596	415	- 30.4%	--	--	--
Under Contract	238	238	0.0%	1,003	982	- 2.1%
New Listings	351	292	- 16.8%	1,394	1,240	- 11.0%
Sold Listings	223	206	- 7.6%	872	836	- 4.1%
Days on Market Until Sale	32	29	- 9.4%	45	44	- 2.2%
Median Sales Price*	\$730,000	\$731,250	+ 0.2%	\$725,000	\$713,000	- 1.7%
Average Sales Price*	\$838,848	\$883,129	+ 5.3%	\$840,130	\$836,012	- 0.5%
Percent of List Price Received*	99.6%	100.1%	+ 0.5%	99.4%	99.4%	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.

Townhouse/Condo	May			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 05-2025	Thru 05-2026	Percent Change from Previous Year
Inventory of Active Listings	285	256	- 10.2%	--	--	--
Under Contract	70	83	+ 18.6%	326	329	+ 0.9%
New Listings	138	112	- 18.8%	518	536	+ 3.5%
Sold Listings	82	73	- 11.0%	295	280	- 5.1%
Days on Market Until Sale	40	59	+ 47.5%	49	52	+ 6.1%
Median Sales Price*	\$420,000	\$380,000	- 9.5%	\$415,000	\$401,538	- 3.2%
Average Sales Price*	\$440,598	\$408,843	- 7.2%	\$438,244	\$426,352	- 2.7%
Percent of List Price Received*	98.9%	98.4%	- 0.5%	99.0%	98.7%	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

