

Local Market Update for August 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

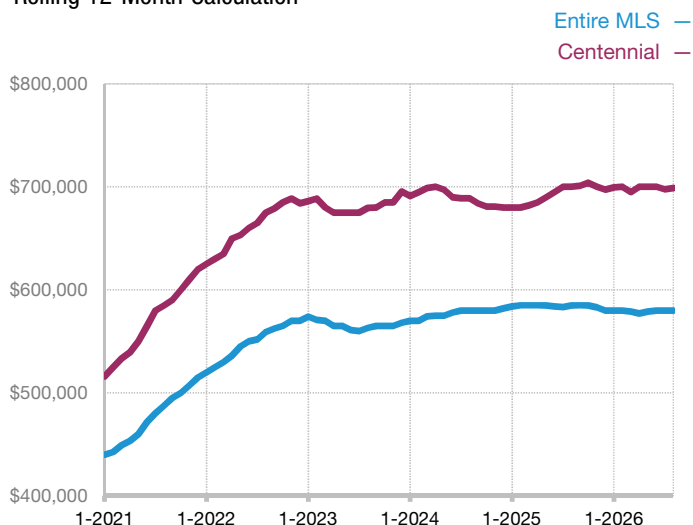
Single Family	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
Inventory of Active Listings	274	153	- 44.2%	--	--	--
Under Contract	85	65	- 23.5%	802	784	- 2.2%
New Listings	122	63	- 48.4%	1,079	946	- 12.3%
Sold Listings	89	66	- 25.8%	772	785	+ 1.7%
Days on Market Until Sale	30	42	+ 40.0%	30	31	+ 3.3%
Median Sales Price*	\$698,000	\$707,500	+ 1.4%	\$710,000	\$711,500	+ 0.2%
Average Sales Price*	\$779,825	\$805,039	+ 3.2%	\$790,113	\$786,993	- 0.4%
Percent of List Price Received*	99.0%	97.7%	- 1.3%	99.5%	99.5%	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	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
Inventory of Active Listings	93	78	- 16.1%	--	--	--
Under Contract	23	16	- 30.4%	186	184	- 1.1%
New Listings	23	30	+ 30.4%	281	283	+ 0.7%
Sold Listings	17	15	- 11.8%	178	178	0.0%
Days on Market Until Sale	47	73	+ 55.3%	40	50	+ 25.0%
Median Sales Price*	\$430,000	\$475,000	+ 10.5%	\$480,000	\$442,250	- 7.9%
Average Sales Price*	\$421,465	\$462,396	+ 9.7%	\$461,107	\$442,787	- 4.0%
Percent of List Price Received*	99.5%	98.4%	- 1.1%	99.1%	98.6%	- 0.5%

* 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

