

Local Market Update for September 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Clear Creek County

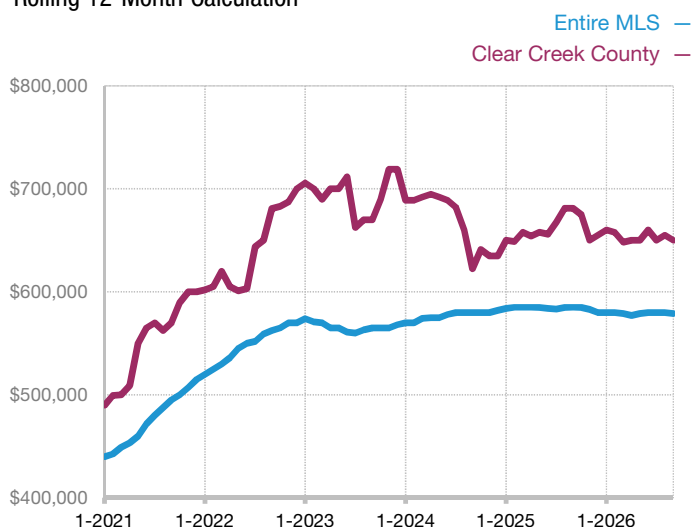
Single Family	September			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 09-2025	Thru 09-2026	Percent Change from Previous Year
Inventory of Active Listings	114	95	- 16.7%	--	--	--
Under Contract	23	12	- 47.8%	128	127	- 0.8%
New Listings	17	14	- 17.6%	236	245	+ 3.8%
Sold Listings	20	16	- 20.0%	112	120	+ 7.1%
Days on Market Until Sale	83	58	- 30.1%	66	68	+ 3.0%
Median Sales Price*	\$574,000	\$524,500	- 8.6%	\$675,000	\$665,000	- 1.5%
Average Sales Price*	\$659,161	\$514,820	- 21.9%	\$857,264	\$837,002	- 2.4%
Percent of List Price Received*	95.7%	96.4%	+ 0.7%	97.6%	97.3%	- 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	September			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 09-2025	Thru 09-2026	Percent Change from Previous Year
Inventory of Active Listings	22	10	- 54.5%	--	--	--
Under Contract	1	0	- 100.0%	15	6	- 60.0%
New Listings	1	1	0.0%	24	20	- 16.7%
Sold Listings	1	2	+ 100.0%	19	6	- 68.4%
Days on Market Until Sale	81	78	- 3.7%	61	57	- 6.6%
Median Sales Price*	\$329,000	\$496,250	+ 50.8%	\$349,000	\$345,000	- 1.1%
Average Sales Price*	\$329,000	\$496,250	+ 50.8%	\$390,684	\$366,733	- 6.1%
Percent of List Price Received*	100.0%	98.3%	- 1.7%	99.7%	97.2%	- 2.5%

* 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

