

Local Market Update for September 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

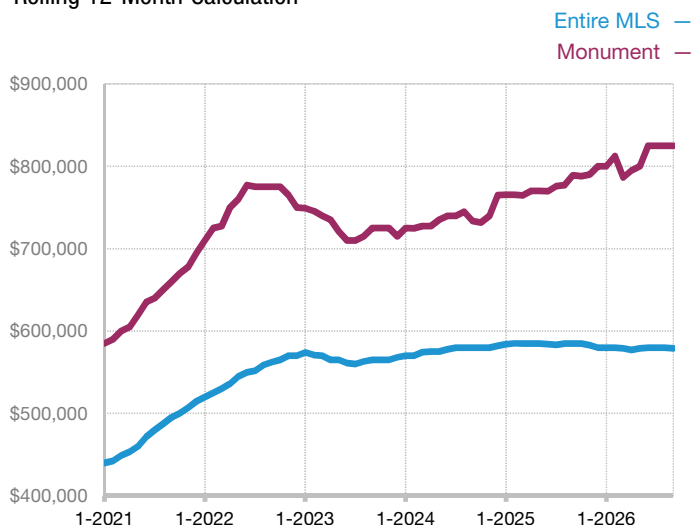
Single Family	September			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 09-2025	Thru 09-2026	Percent Change from Previous Year
Inventory of Active Listings	139	121	- 12.9%	--	--	--
Under Contract	30	28	- 6.7%	223	279	+ 25.1%
New Listings	39	36	- 7.7%	386	414	+ 7.3%
Sold Listings	26	24	- 7.7%	213	261	+ 22.5%
Days on Market Until Sale	64	61	- 4.7%	47	55	+ 17.0%
Median Sales Price*	\$820,000	\$822,450	+ 0.3%	\$815,000	\$831,000	+ 2.0%
Average Sales Price*	\$874,228	\$819,090	- 6.3%	\$876,361	\$878,656	+ 0.3%
Percent of List Price Received*	98.0%	98.5%	+ 0.5%	98.4%	98.1%	- 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	13	8	- 38.5%	--	--	--
Under Contract	3	0	- 100.0%	23	19	- 17.4%
New Listings	5	1	- 80.0%	32	27	- 15.6%
Sold Listings	0	4	--	20	20	0.0%
Days on Market Until Sale	0	16	--	58	58	0.0%
Median Sales Price*	\$0	\$372,450	--	\$366,500	\$410,000	+ 11.9%
Average Sales Price*	\$0	\$422,975	--	\$381,870	\$462,365	+ 21.1%
Percent of List Price Received*	0.0%	95.7%	--	99.1%	98.0%	- 1.1%

* 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

