Local Market Update for October 2026

A Research Tool Provided by the Colorado Association of REALTORS®

DENVER METRO ASSOCIATION OF REALTORS®

Adams County

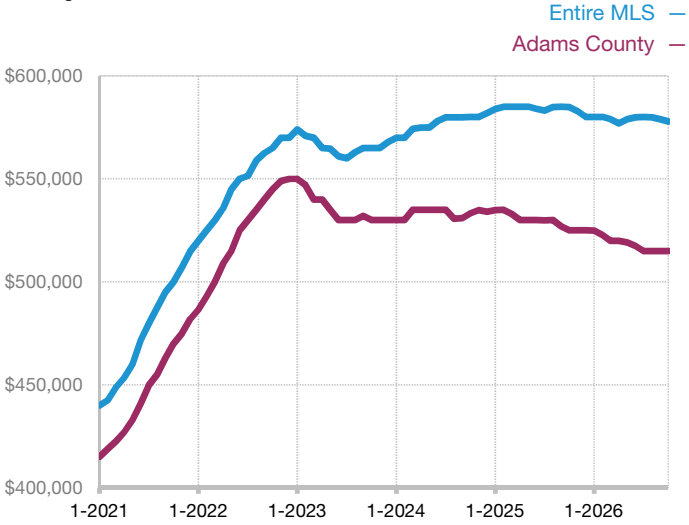
Single Family	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 10-2025**	**Thru 10-2026**	Percent Change from Previous Year
Inventory of Active Listings	1,799	**1,653**	- 8.1%	--	**--**	--
Under Contract	452	**387**	- 14.4%	4,917	**4,712**	- 4.2%
New Listings	596	**552**	- 7.4%	6,850	**6,689**	- 2.4%
Sold Listings	484	**361**	- 25.4%	4,819	**4,562**	- 5.3%
Days on Market Until Sale	58	**50**	- 13.8%	51	**51**	0.0%
Median Sales Price*	$510,000	**$510,000**	0.0%	$525,000	**$515,000**	- 1.9%
Average Sales Price*	$564,051	**$548,888**	- 2.7%	$562,022	**$556,967**	- 0.9%
Percent of List Price Received*	99.2%	**99.4%**	+ 0.2%	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.

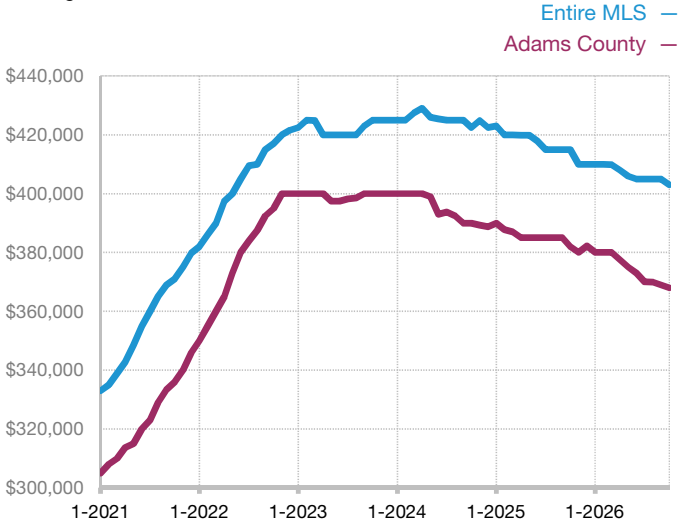
Townhouse/Condo	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 10-2025**	**Thru 10-2026**	Percent Change from Previous Year
Inventory of Active Listings	488	**409**	- 16.2%	--	**--**	--
Under Contract	72	**90**	+ 25.0%	920	**908**	- 1.3%
New Listings	139	**130**	- 6.5%	1,575	**1,522**	- 3.4%
Sold Listings	98	**63**	- 35.7%	903	**863**	- 4.4%
Days on Market Until Sale	61	**102**	+ 67.2%	54	**61**	+ 13.0%
Median Sales Price*	$379,500	**$375,000**	- 1.2%	$382,000	**$364,000**	- 4.7%
Average Sales Price*	$391,326	**$361,623**	- 7.6%	$383,356	**$371,400**	- 3.1%
Percent of List Price Received*	98.5%	**97.2%**	- 1.3%	99.0%	**99.0%**	0.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Current as of November 4, 2026. All data from REcolorado® and IRES®. Copyright ShowingTime Plus, LLC.