

Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Monument

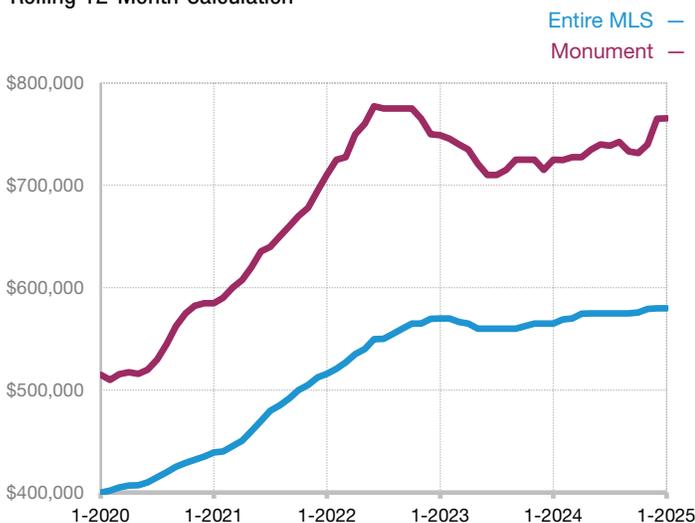
Single Family	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
Inventory of Active Listings	45	35	- 22.2%	--	--	--
Under Contract	19	22	+ 15.8%	19	22	+ 15.8%
New Listings	9	23	+ 155.6%	9	23	+ 155.6%
Sold Listings	14	17	+ 21.4%	14	17	+ 21.4%
Days on Market Until Sale	77	76	- 1.3%	77	76	- 1.3%
Median Sales Price*	\$711,450	\$727,444	+ 2.2%	\$711,450	\$727,444	+ 2.2%
Average Sales Price*	\$956,211	\$832,056	- 13.0%	\$956,211	\$832,056	- 13.0%
Percent of List Price Received*	100.5%	98.2%	- 2.3%	100.5%	98.2%	- 2.3%

* 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	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
Inventory of Active Listings	5	6	+ 20.0%	--	--	--
Under Contract	0	3	--	0	3	--
New Listings	2	4	+ 100.0%	2	4	+ 100.0%
Sold Listings	1	4	+ 300.0%	1	4	+ 300.0%
Days on Market Until Sale	43	73	+ 69.8%	43	73	+ 69.8%
Median Sales Price*	\$400,000	\$377,500	- 5.6%	\$400,000	\$377,500	- 5.6%
Average Sales Price*	\$400,000	\$376,850	- 5.8%	\$400,000	\$376,850	- 5.8%
Percent of List Price Received*	97.8%	100.3%	+ 2.6%	97.8%	100.3%	+ 2.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

