

Local Market Update for February 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Golden

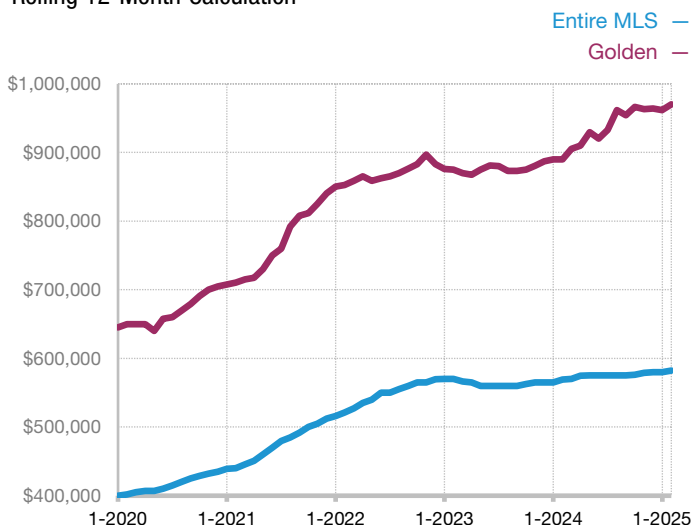
Single Family	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
Inventory of Active Listings	66	81	+ 22.7%	--	--	--
Under Contract	36	37	+ 2.8%	70	68	- 2.9%
New Listings	45	52	+ 15.6%	81	96	+ 18.5%
Sold Listings	31	30	- 3.2%	56	61	+ 8.9%
Days on Market Until Sale	42	66	+ 57.1%	47	77	+ 63.8%
Median Sales Price*	\$720,000	\$957,500	+ 33.0%	\$870,000	\$932,087	+ 7.1%
Average Sales Price*	\$928,622	\$983,067	+ 5.9%	\$981,910	\$1,037,849	+ 5.7%
Percent of List Price Received*	99.4%	99.7%	+ 0.3%	98.3%	98.6%	+ 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	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
Inventory of Active Listings	10	18	+ 80.0%	--	--	--
Under Contract	12	6	- 50.0%	18	13	- 27.8%
New Listings	11	10	- 9.1%	17	21	+ 23.5%
Sold Listings	8	6	- 25.0%	11	11	0.0%
Days on Market Until Sale	21	27	+ 28.6%	18	44	+ 144.4%
Median Sales Price*	\$607,500	\$623,950	+ 2.7%	\$455,000	\$542,900	+ 19.3%
Average Sales Price*	\$551,875	\$656,317	+ 18.9%	\$495,364	\$616,855	+ 24.5%
Percent of List Price Received*	100.8%	98.0%	- 2.8%	100.1%	98.6%	- 1.5%

* 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

