

Local Market Update for February 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Centennial

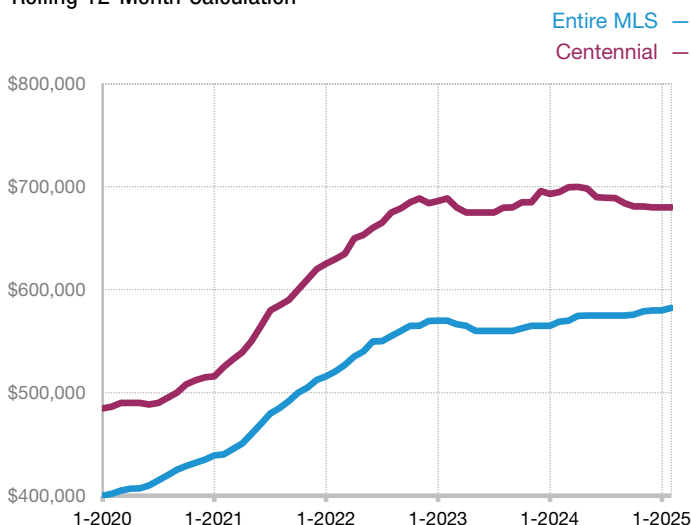
Single Family	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
Inventory of Active Listings	122	124	+ 1.6%	--	--	--
Under Contract	71	80	+ 12.7%	145	144	- 0.7%
New Listings	94	86	- 8.5%	171	178	+ 4.1%
Sold Listings	61	57	- 6.6%	107	111	+ 3.7%
Days on Market Until Sale	39	56	+ 43.6%	37	57	+ 54.1%
Median Sales Price*	\$650,000	\$660,000	+ 1.5%	\$650,000	\$660,000	+ 1.5%
Average Sales Price*	\$685,913	\$804,708	+ 17.3%	\$684,646	\$768,659	+ 12.3%
Percent of List Price Received*	100.1%	99.4%	- 0.7%	99.7%	98.9%	- 0.8%

* 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	35	51	+ 45.7%	--	--	--
Under Contract	34	27	- 20.6%	59	48	- 18.6%
New Listings	36	42	+ 16.7%	69	64	- 7.2%
Sold Listings	27	21	- 22.2%	43	33	- 23.3%
Days on Market Until Sale	20	59	+ 195.0%	32	57	+ 78.1%
Median Sales Price*	\$420,000	\$485,000	+ 15.5%	\$405,000	\$480,000	+ 18.5%
Average Sales Price*	\$469,778	\$462,543	- 1.5%	\$450,314	\$443,857	- 1.4%
Percent of List Price Received*	100.2%	99.1%	- 1.1%	98.8%	99.1%	+ 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

