



JULY 2025  
Denver made the TOP 10 List for Major Cities!

As we close out the first half of the year for the 2025 Real Estate Market, we see that re-aligning expectations with some present day conditions is the reality of the day! Contracts are slow, homes are lingering on the market and price reductions are becoming more common! In fact, the Denver Housing Market for 2025 was in the Top 10 Major Cities for Price Reductions and corrections in the market according to Inman News and additional data from Realtor.com! We all entered this year with high hopes and anticipation of falling interest rates and renewed buyer activity, however new listings in April and May significantly outpaced the buyer demand and we now have just over 14,000 Active Listings on the market. New Listing activity typically peaks in May or June, so we do expect this to level off soon. The balance of Supply and Demand has shifted this market into a transition time, which gives both Buyers and Sellers some fantastic opportunities right now! Homes are still selling every month, and year to date homes Sold is within 1% of homes sold in 2024! Sellers, this is a great time to adapt in this market and price competitively and make your home show the very best you can! It will Sell! Buyers, your opportunities abound right now as you have more homes to look at and a great selection of homes to fit every need and every price point! The second half of the year will see some consistent activity, and some of the best pricing all year!

AVG DAYS ON MARKET  
JUNE 2025

36 DAYS

2024: 29 days  
UP 24.14%  
Single Family 1 yr

118 DAYS

2024: 45 days  
UP 162.22%  
Condo 1 yr

NEW LISTINGS  
JUNE 2025

926

2024: 789  
UP 17.36%  
Single Family 1 yr

46

2024: 45  
UP 2.22%  
Condo 1 yr

AVERAGE SALES PRICE  
(HOUSES & CONDOS) JUNE 2025

This Year: \$1,672,248

Last Year: \$1,570,152

+6.5%

AVERAGE SOLD YTD

+3.12%

Condo 1 yr

+1.21%

Single Family 1 yr

TOTAL # SOLD  
JUNE 2025

574

2024: 546  
UP 5.13%  
Single Family & Condo

TOTAL SOLDS YTD

2,707

2024: 2,535  
UP 6.79%  
Single Family 1 yr

117

2024: 164  
DOWN 28.66%  
Condo 1 yr

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3.4 BILLION IN SALES IN 2024



Market data for residential single family & condo/townhomes. Based on information from RE COLORADO, for the period 6.30-24 through 6.30-25 RE/MAX Professionals does not guarantee or is in any way responsible for its accuracy. Data maintained by RE Colorado may not reflect all real estate activity in the market. Copyright © 2024 REALTOR® Services Corp.