

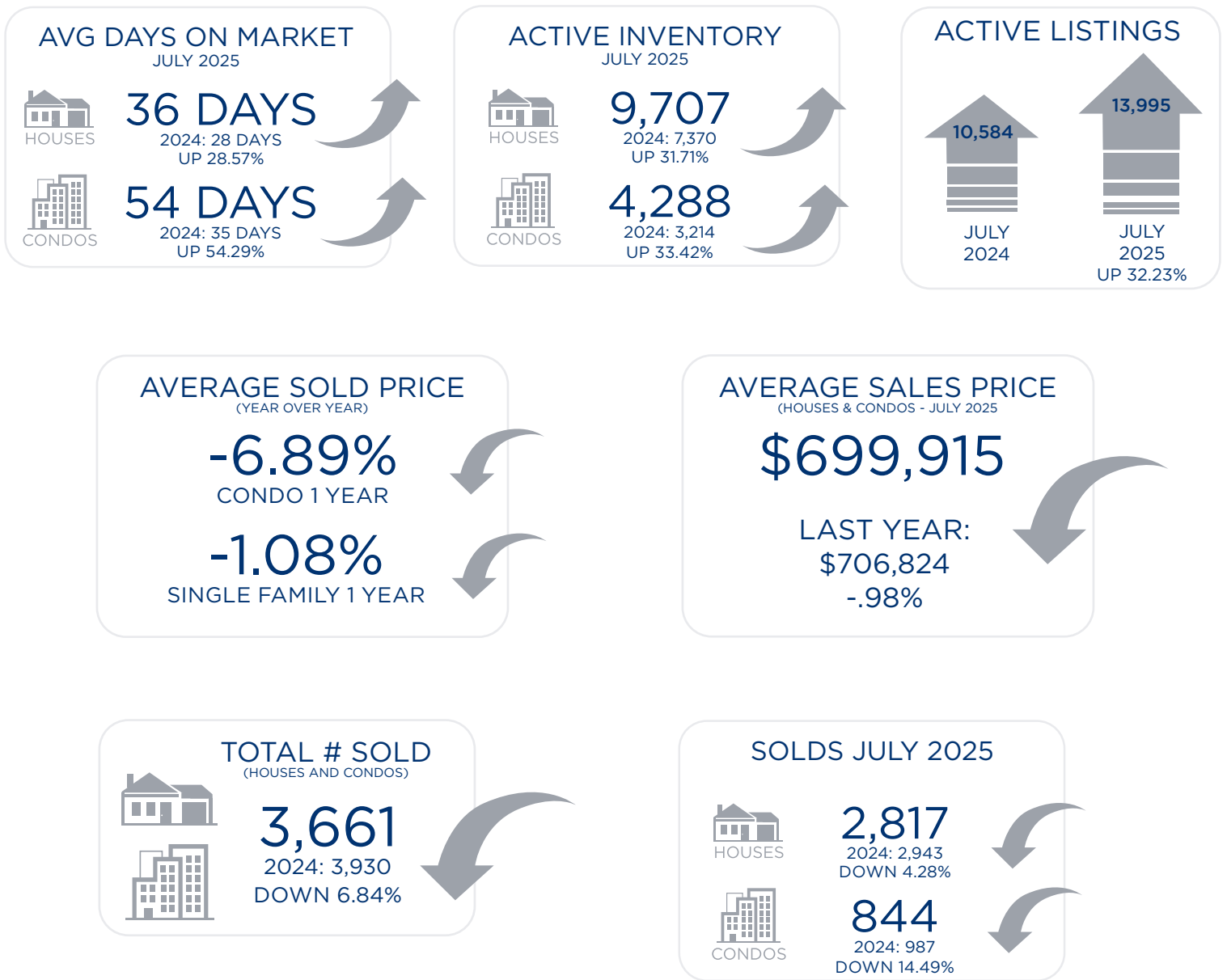


REAL ESTATE MARKET UPDATE

AUGUST 2025

The Late Summer and Hot August Real Estate Market is here with great potential Right Now!

The Denver Metro Real Estate market in August 2025 has entered a more balanced phase while we navigate a market of contrasts! REcolorado, our MLS is reporting that the increased inventory that peaked above 14,000 Active Listings last month ended July at 13,995. This matches our predictions last month that the growing inventory may be slowing down the rest of the year! New Listings were up 4%, Pendings were up almost 7%, while Closed Homes were down about 7% all compared to July 2024. The Average Price of a Single Family Home stood at \$782,000, which is down 1% from last year. The Average Price of Attached Homes was softer at \$425,000, and that is down almost 7% from July 2024. The Days on Market continues to grow at 40 for all markets, and that is up 33% from last year. This is giving buyers more negotiating room while sellers face a need for sharper pricing and presentation. As interest rates remain steady, with a slight chance of improving, both buyers and sellers should prepare strategically for a potentially active Fall Market.



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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 7-31-24 through 7-31-25 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 © 2025 REALTOR® Services Corp.