



FCBR 2025

FORT COLLINS BOARD OF REALTORS®



Monthly Indicators



March 2025

New Listings were up 19.3 percent for single family homes and 57.1 percent for townhouse-condo properties. Pending Sales landed at 239 for single family homes and 89 for townhouse-condo properties.

The Median Sales Price was down 2.5 percent to \$605,000 for single family homes and 1.3 percent to \$429,000 for townhouse-condo properties. Days on Market decreased 14.3 percent for single family homes but increased 1.2 percent for townhouse-condo properties.

Heading into March there were 1.24 million properties for sale, a 5.1% increase from the previous month and a 17% jump from one year ago, for a 3.5-month supply at the current sales pace, according to NAR. While mortgage rates have remained in the mid-to-high 6% range, the additional supply appears to have helped bring some buyers out of the woodwork, even as sales prices continue to rise nationwide.

Activity Snapshot

+ 0.6%	- 14.3%	- 2.5%
One-Year Change in Single Family Sold Listings	One-Year Change in Single Family Days On Market	One-Year Change in Single Family Median Sales Price

Residential real estate activity in Area 9 composed of single-family properties, townhomes and condominiums. Percent changes are calculated using rounded figures.

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Single Family Activity Overview

Key metrics for Single Family by report month and for year-to-date (YTD) starting from the first of the year.



Key Metrics	Historical Sparkbars	3-2024	3-2025	Percent Change	YTD-2024	YTD-2025	Percent Change
New Listings		233	278	+ 19.3%	614	733	+ 19.4%
Pending Sales		183	239	+ 30.6%	487	541	+ 11.1%
Under Contract	Not enough historical data for chart	--	--	--	--	--	--
Sold Listings		162	163	+ 0.6%	386	418	+ 8.3%
Median Sales Price		\$620,605	\$605,000	- 2.5%	\$606,610	\$595,500	- 1.8%
Avg. Sales Price		\$698,218	\$712,716	+ 2.1%	\$702,884	\$712,437	+ 1.4%
Pct. of List Price Received		99.1%	99.5%	+ 0.4%	98.9%	99.0%	+ 0.1%
Days on Market		77	66	- 14.3%	76	73	- 3.9%
Affordability Index		67	70	+ 4.5%	69	71	+ 2.9%
Active Listings		329	381	+ 15.8%	--	--	--
Months Supply		2.0	2.2	+ 10.0%	--	--	--

Townhouse-Condo Activity Overview

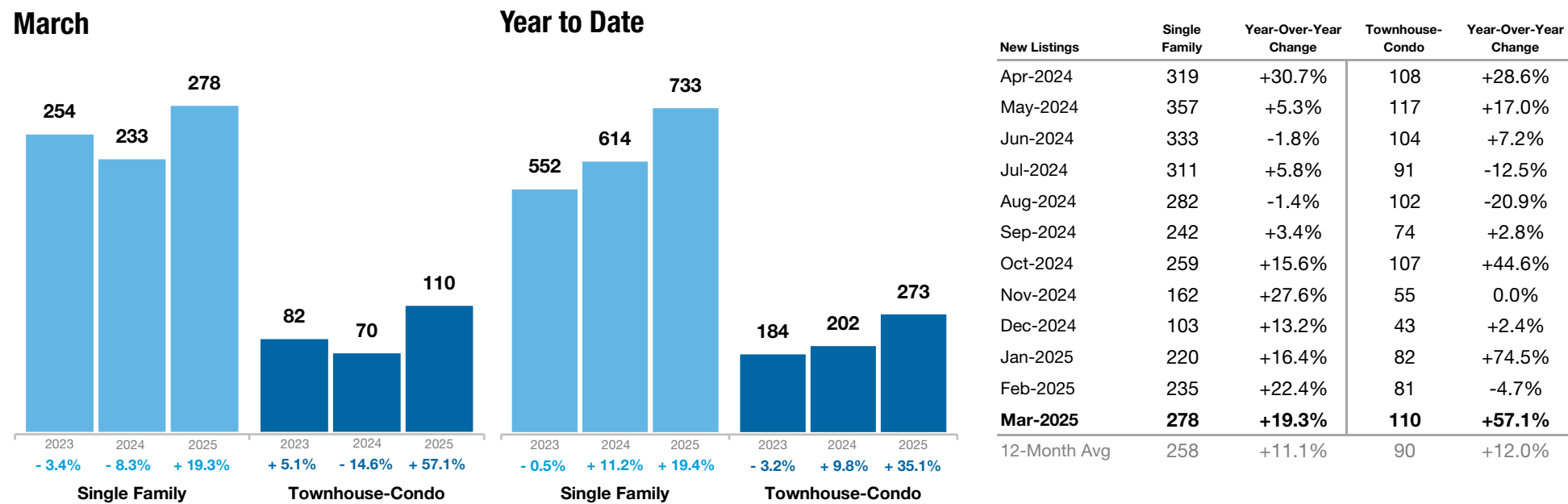
Key metrics for Townhouse-Condo by report month and for year-to-date (YTD) starting from the first of the year.



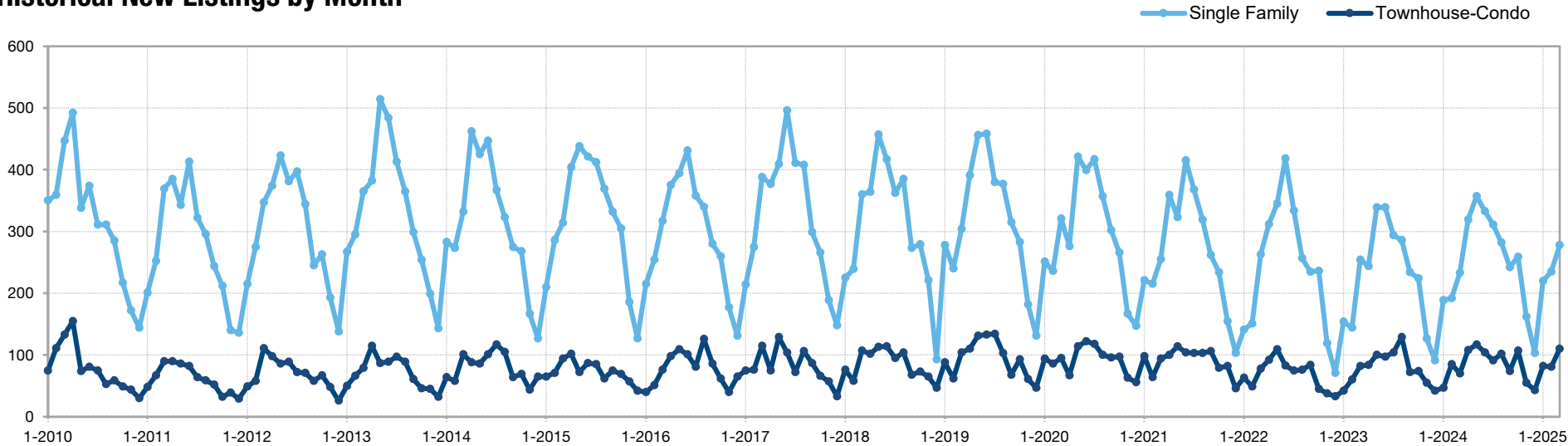
Key Metrics	Historical Sparkbars	3-2024	3-2025	Percent Change	YTD-2024	YTD-2025	Percent Change
New Listings		70	110	+ 57.1%	202	273	+ 35.1%
Pending Sales		78	89	+ 14.1%	183	187	+ 2.2%
Under Contract	Not enough historical data for chart	--	--	--	--	--	--
Sold Listings		54	49	- 9.3%	129	135	+ 4.7%
Median Sales Price		\$434,688	\$429,000	- 1.3%	\$420,000	\$410,000	- 2.4%
Avg. Sales Price		\$426,546	\$454,001	+ 6.4%	\$417,011	\$428,197	+ 2.7%
Pct. of List Price Received		99.9%	98.4%	- 1.5%	99.4%	98.5%	- 0.9%
Days on Market		86	87	+ 1.2%	91	97	+ 6.6%
Affordability Index		96	99	+ 3.1%	100	103	+ 3.0%
Active Listings		133	176	+ 32.3%	--	--	--
Months Supply		2.2	3.1	+ 40.9%	--	--	--

New Listings

A count of the properties that have been newly listed on the market in a given month.

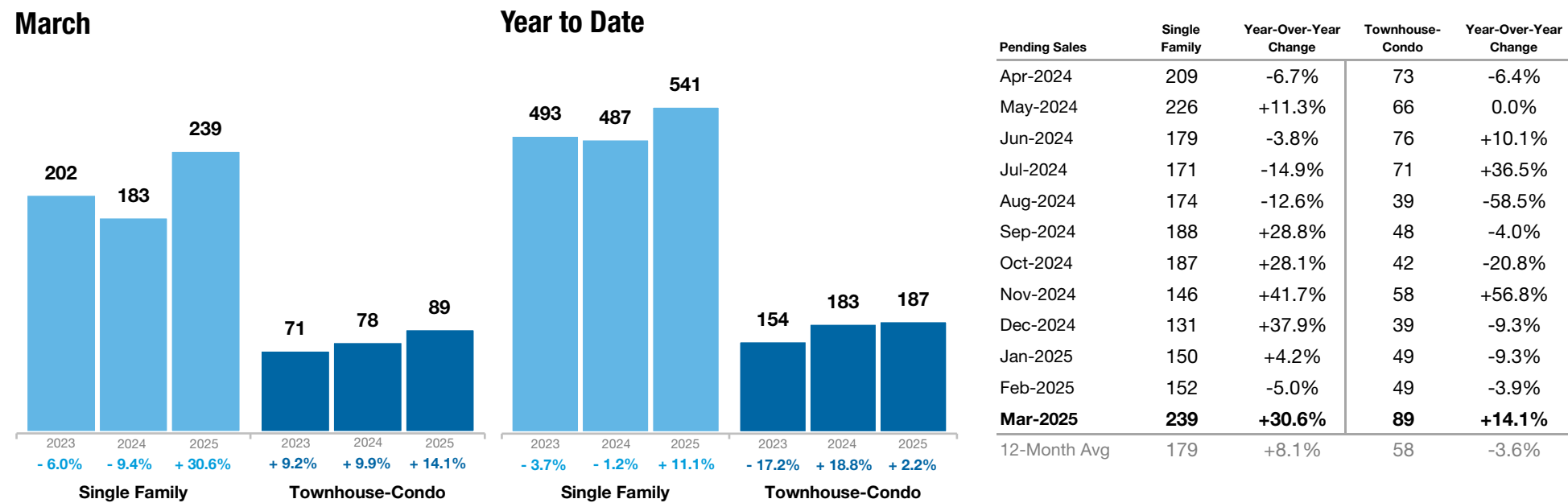


Historical New Listings by Month

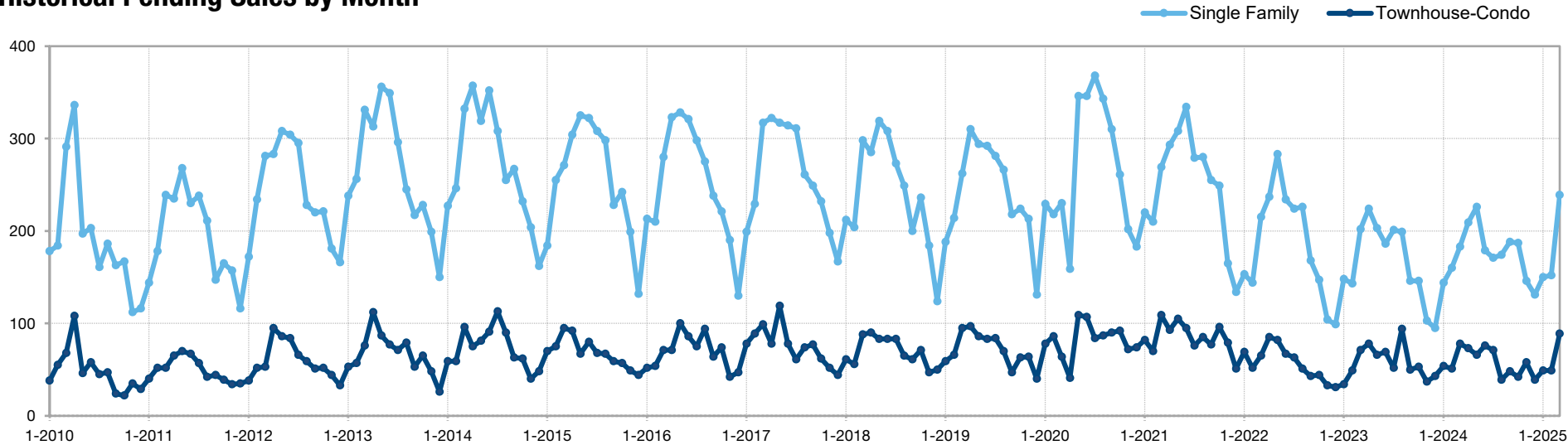


Pending Sales

A count of the properties on which offers have been accepted in a given month.

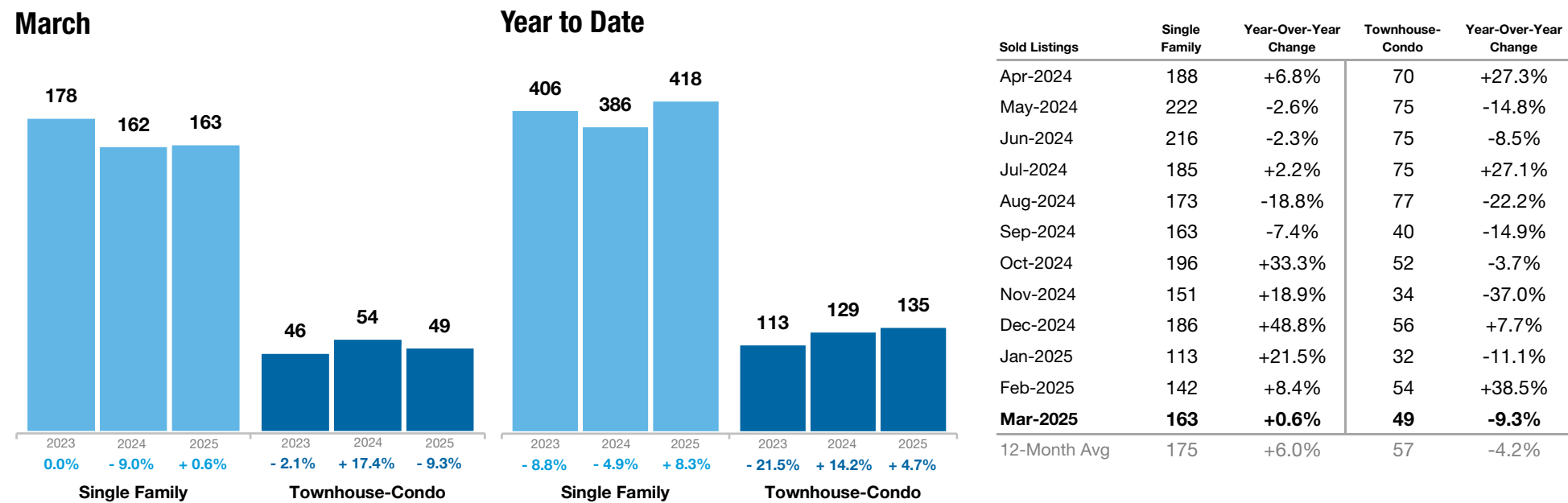


Historical Pending Sales by Month

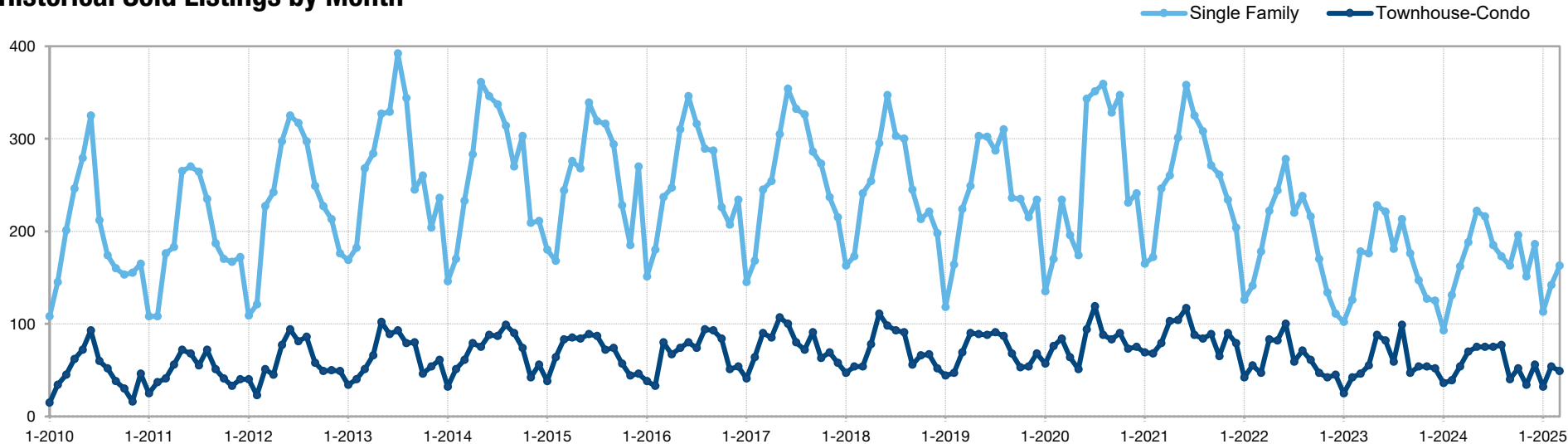


Sold Listings

A count of the actual sales that closed in a given month.



Historical Sold Listings by Month

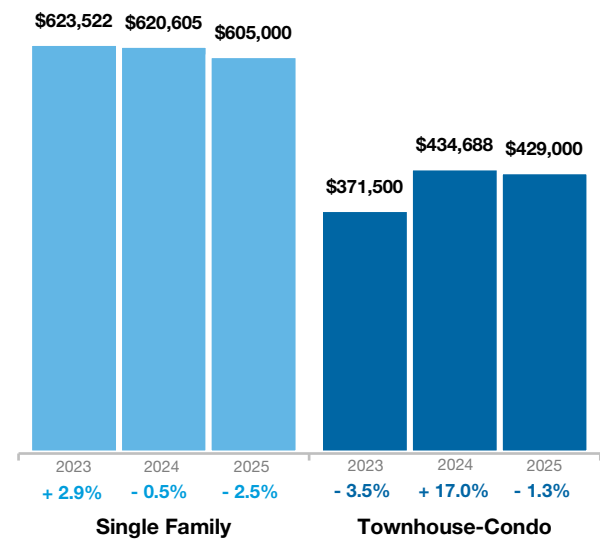


Median Sales Price

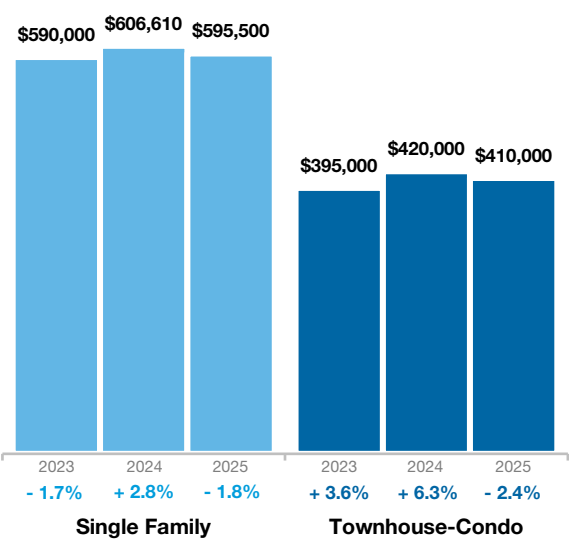
Point at which half of the sales sold for more and half sold for less, not accounting for seller concessions, in a given month.



March



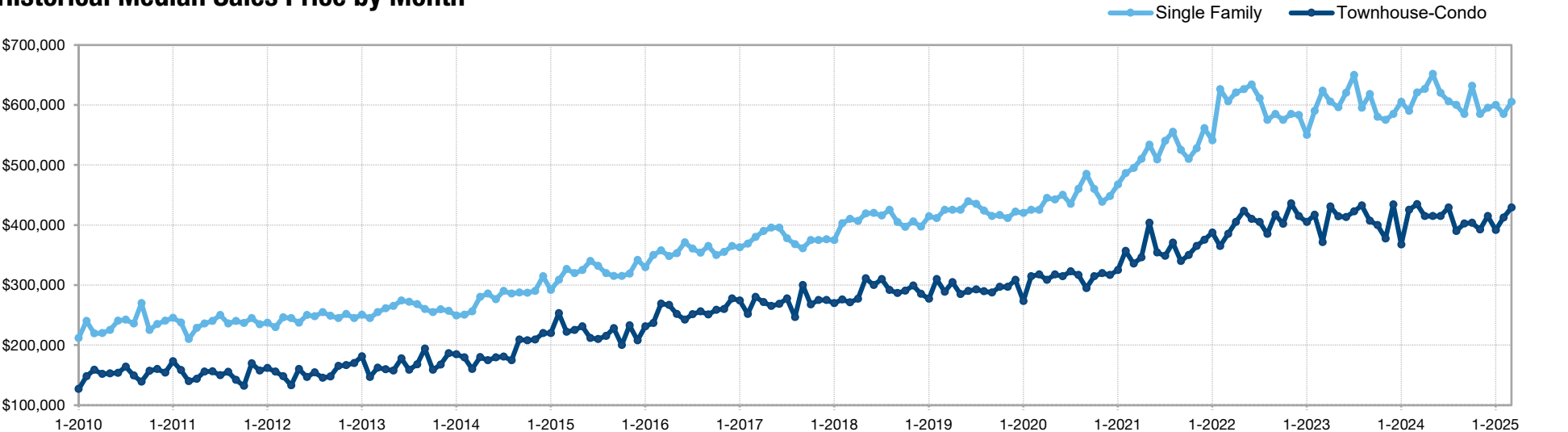
Year to Date



Median Sales Price	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Apr-2024	\$626,395	+3.5%	\$415,000	-3.7%
May-2024	\$651,500	+9.3%	\$415,000	+0.1%
Jun-2024	\$619,950	-0.0%	\$415,050	+0.4%
Jul-2024	\$606,000	-6.8%	\$429,000	+1.5%
Aug-2024	\$600,000	+0.8%	\$390,000	-9.8%
Sep-2024	\$585,000	-5.3%	\$402,500	-1.1%
Oct-2024	\$631,925	+9.0%	\$403,750	+0.9%
Nov-2024	\$585,000	+1.7%	\$392,695	+4.0%
Dec-2024	\$595,000	+1.7%	\$414,995	-4.4%
Jan-2025	\$600,000	-0.8%	\$391,608	+6.6%
Feb-2025	\$585,000	-0.8%	\$412,490	-3.0%
Mar-2025	\$605,000	-2.5%	\$429,000	-1.3%
12-Month Avg*	\$605,000	+0.6%	\$410,000	-2.4%

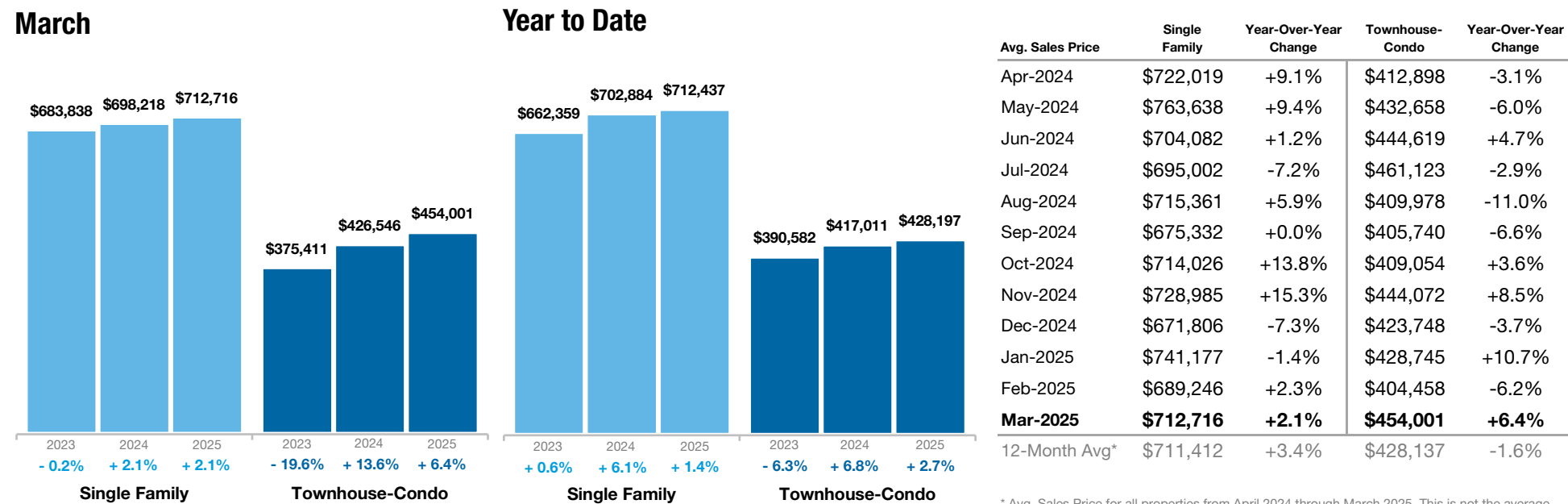
* Median Sales Price for all properties from April 2024 through March 2025. This is not the average of the individual figures above.

Historical Median Sales Price by Month



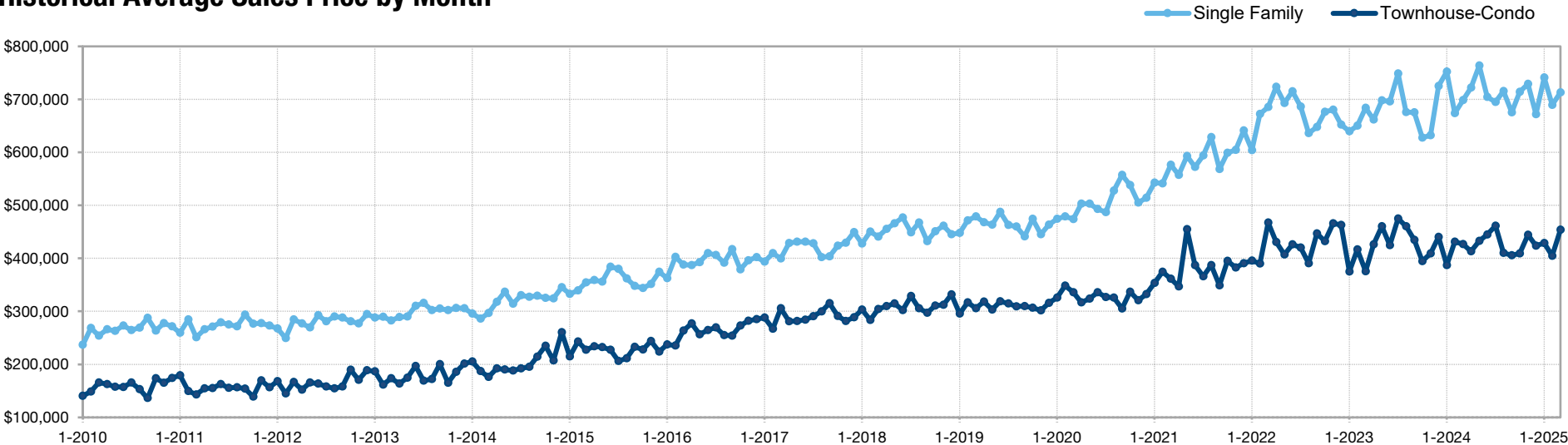
Average Sales Price

Average sales price for all closed sales, not accounting for seller concessions, in a given month.



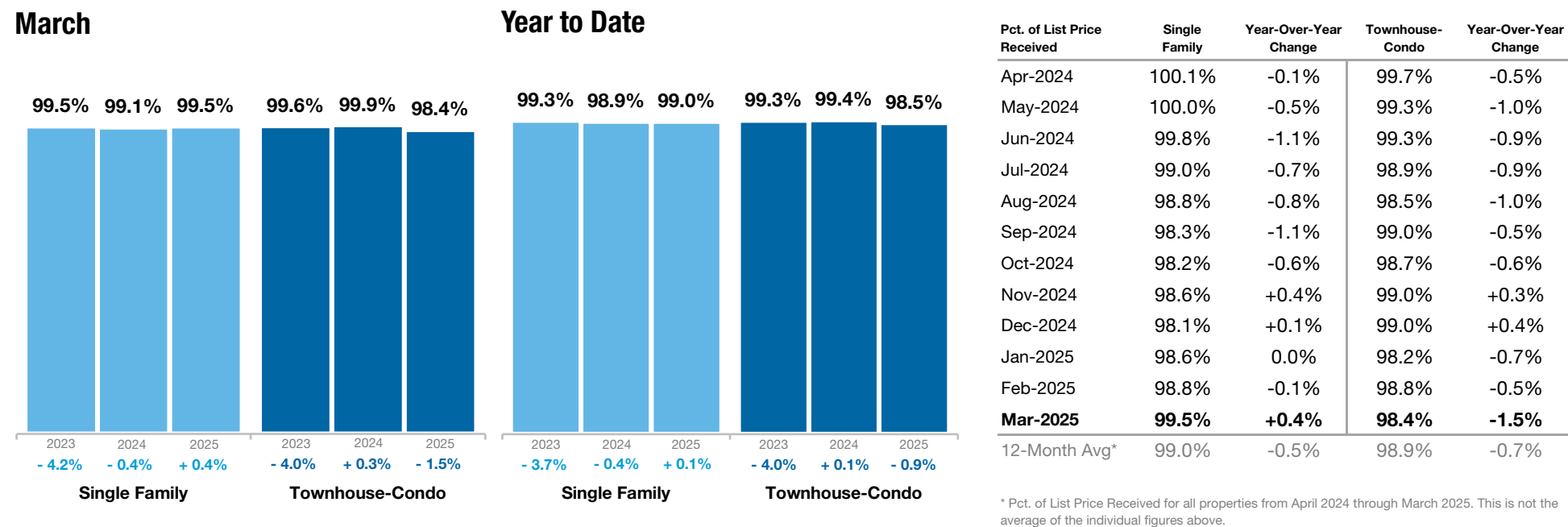
* Avg. Sales Price for all properties from April 2024 through March 2025. This is not the average of the individual figures above.

Historical Average Sales Price by Month

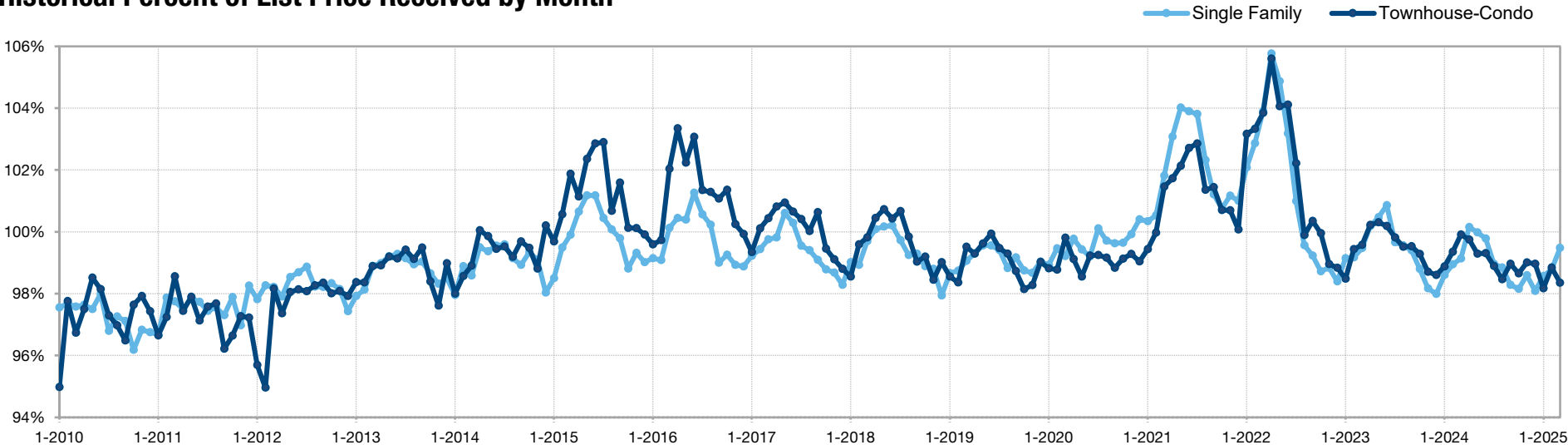


Percent of List Price Received

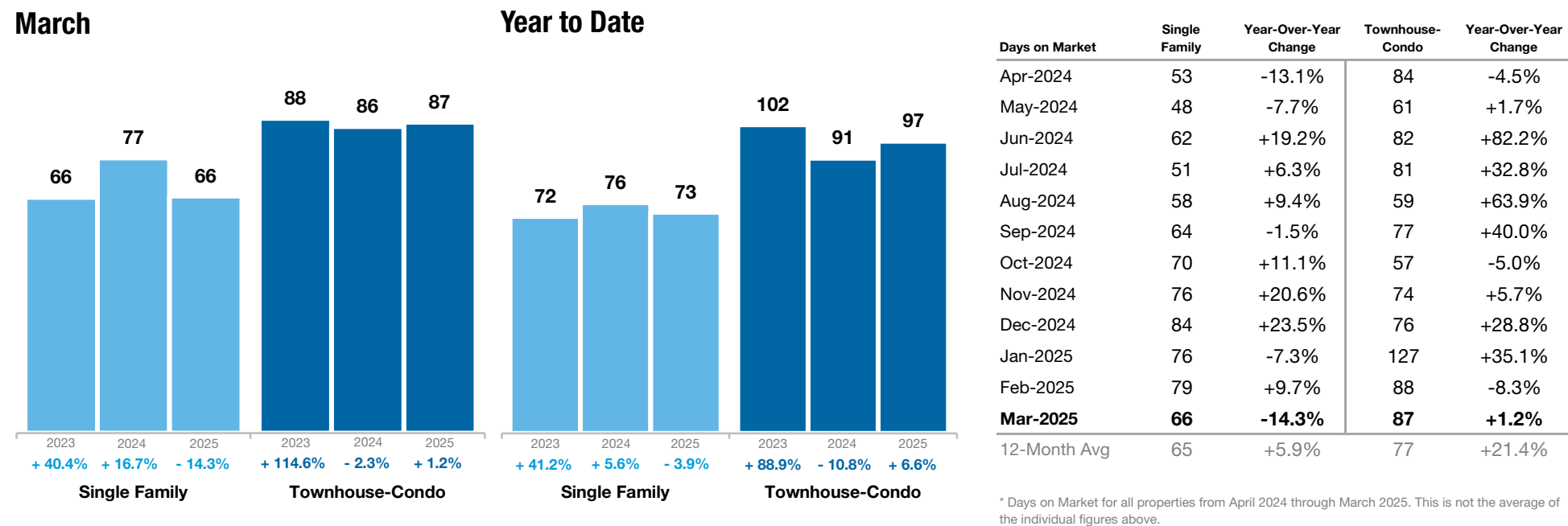
Percentage found when dividing a property's sales price by its most recent list price, then taking the average for all properties sold in a given month, not accounting for seller concessions.



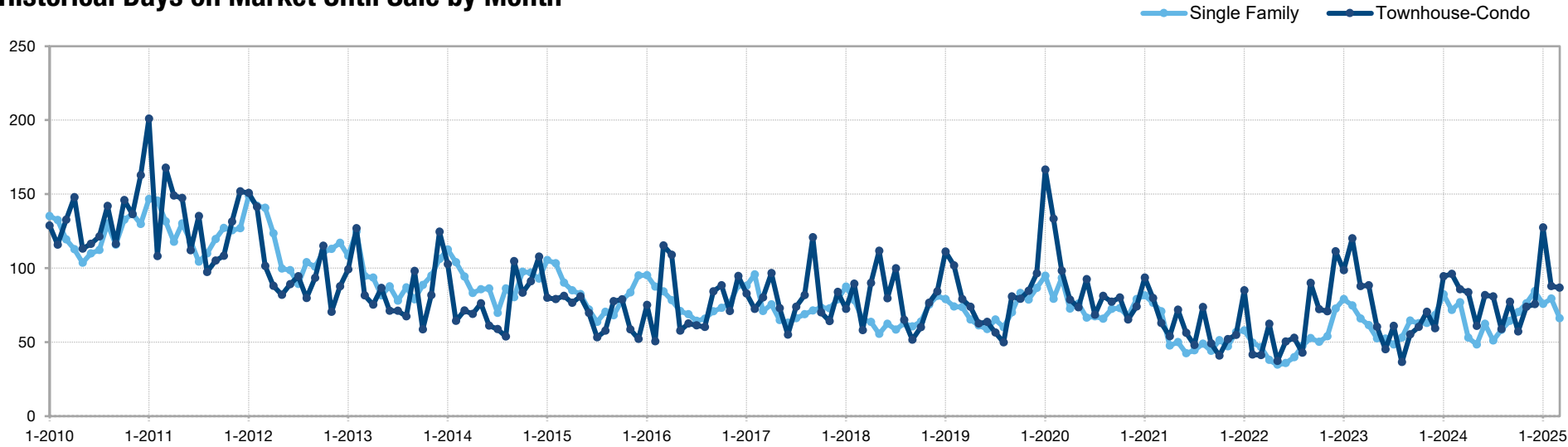
Historical Percent of List Price Received by Month



Days on Market Until Sale

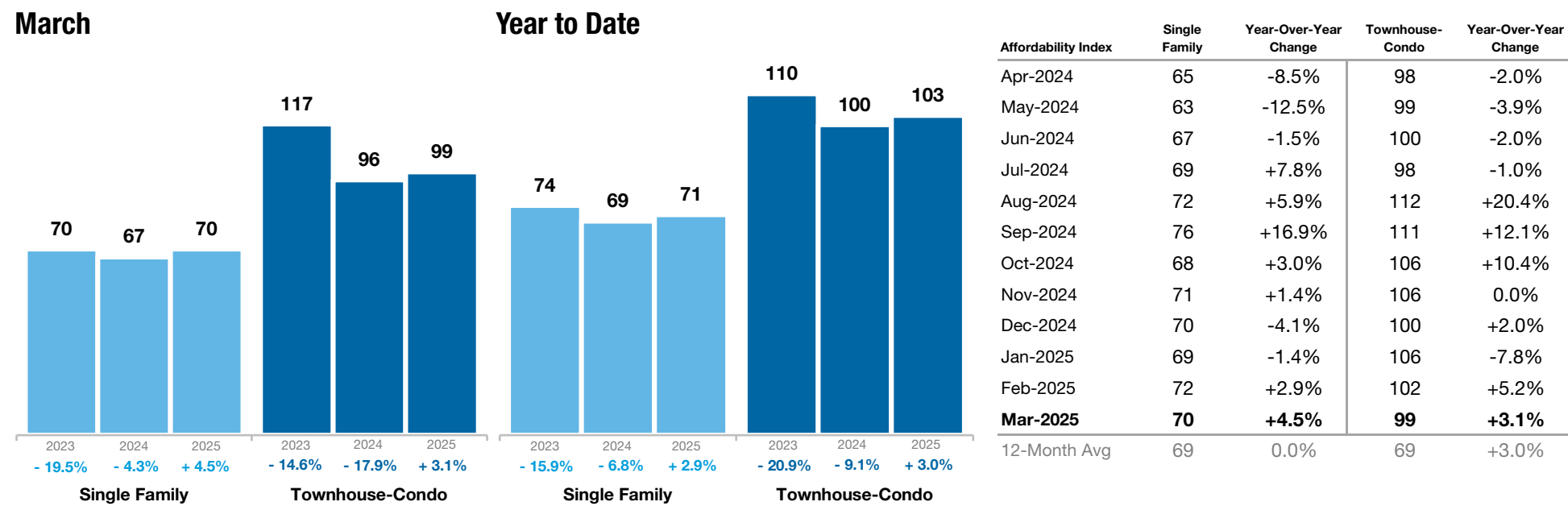


Historical Days on Market Until Sale by Month

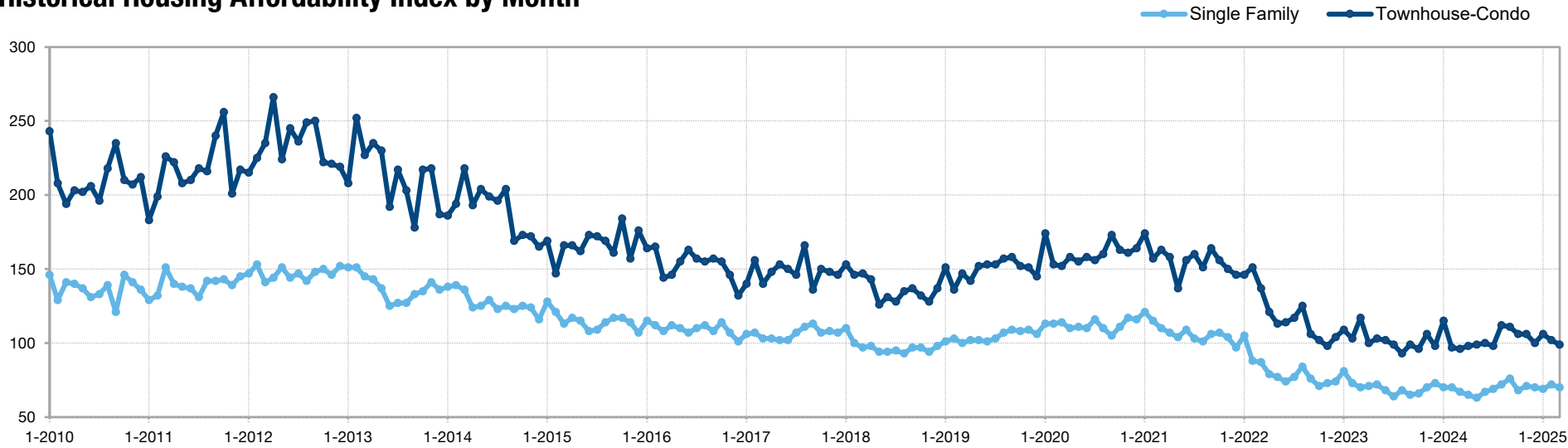


Housing Affordability Index

This index measures housing affordability for the region. For example, an index of 120 means the median household income is 120% of what is necessary to qualify for the median-priced home under prevailing interest rates. A higher number means greater affordability.



Historical Housing Affordability Index by Month

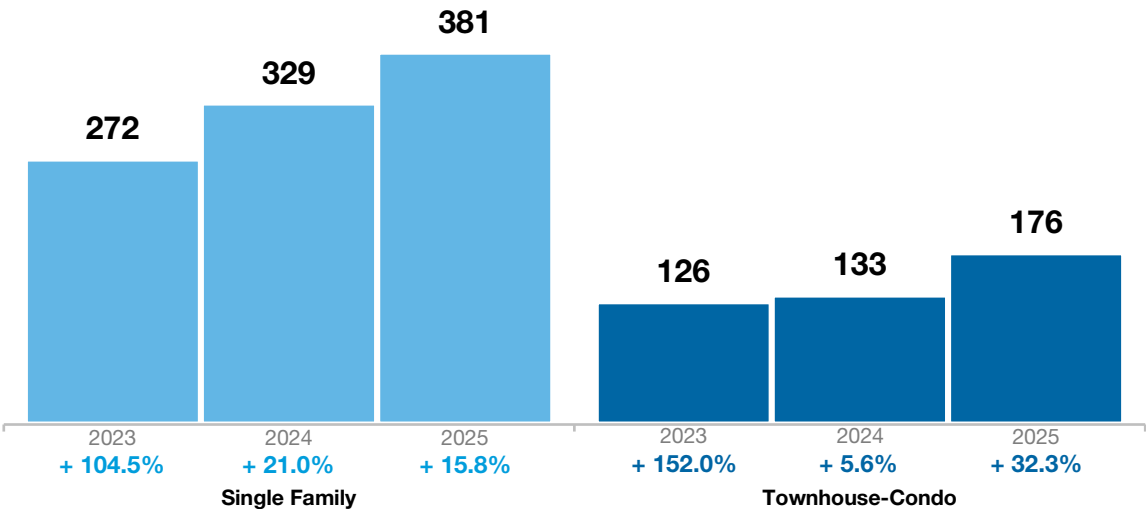


Inventory of Active Listings

The number of properties available for sale in active status at the end of a given month.



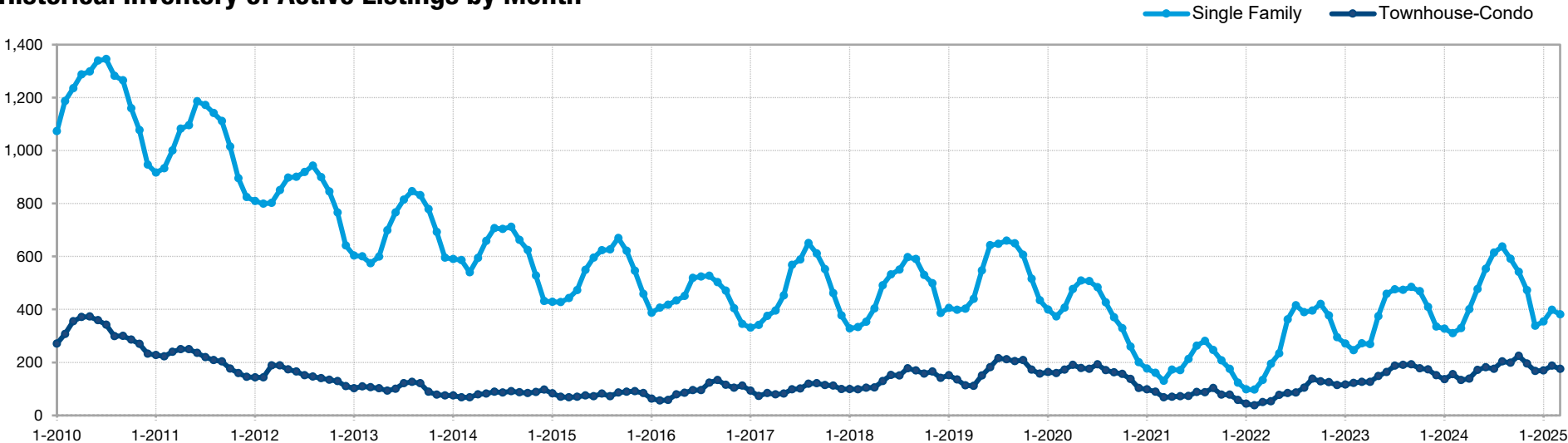
March



Active Listings	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Apr-2024	400	+48.7%	138	+9.5%
May-2024	477	+27.5%	171	+15.5%
Jun-2024	553	+20.5%	182	+11.7%
Jul-2024	614	+29.0%	176	-6.4%
Aug-2024	637	+34.4%	204	+6.8%
Sep-2024	591	+21.9%	199	+3.1%
Oct-2024	542	+15.6%	225	+26.4%
Nov-2024	473	+15.6%	196	+12.6%
Dec-2024	338	+0.9%	167	+10.6%
Jan-2025	354	+8.3%	169	+24.3%
Feb-2025	398	+28.4%	188	+21.3%
Mar-2025	381	+15.8%	176	+32.3%
12-Month Avg*	480	+22.1%	183	+13.2%

* Active Listings for all properties from April 2024 through March 2025. This is not the average of the individual figures above.

Historical Inventory of Active Listings by Month

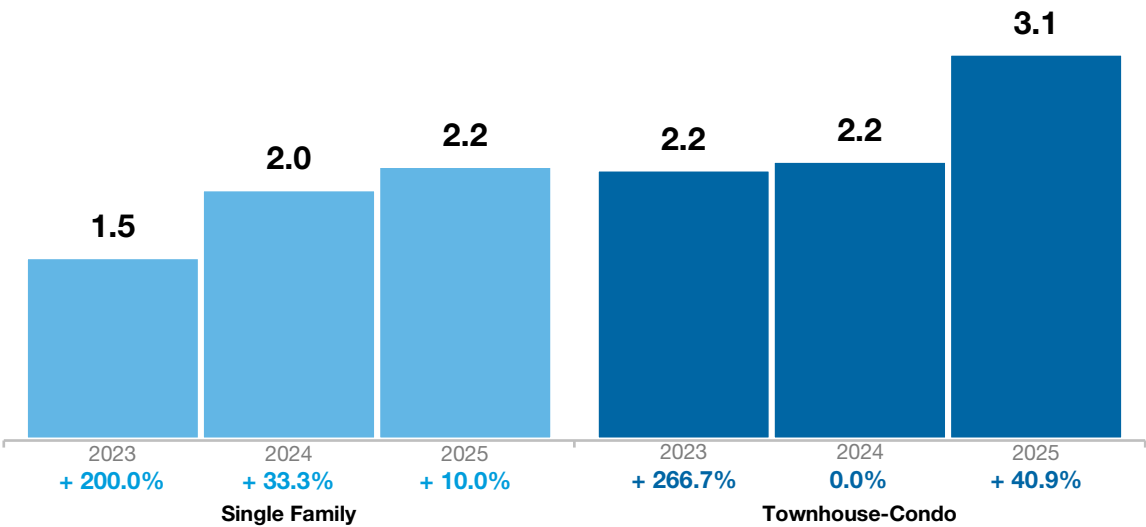


Months Supply of Inventory

The inventory of homes for sale at the end of a given month, divided by the average monthly closed sales from the last 12 months.



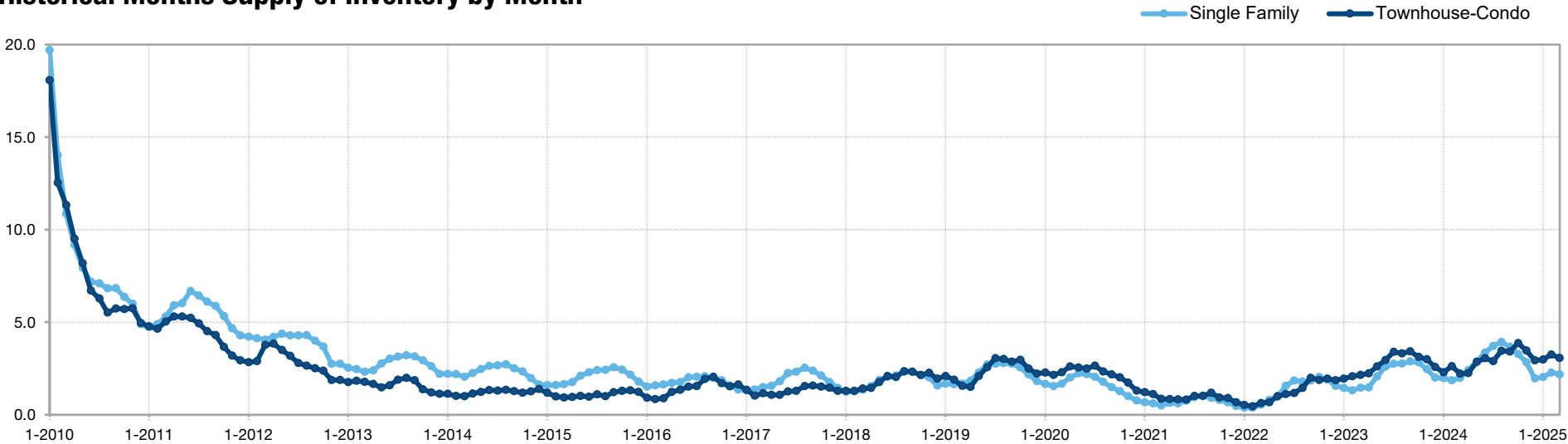
March



Months Supply	Single Family	Year-Over-Year Change	Townhouse-Condo	Year-Over-Year Change
Apr-2024	2.4	+60.0%	2.3	+4.5%
May-2024	2.9	+38.1%	2.8	+7.7%
Jun-2024	3.3	+26.9%	3.1	+3.3%
Jul-2024	3.7	+37.0%	2.9	-14.7%
Aug-2024	3.9	+39.3%	3.5	+6.1%
Sep-2024	3.7	+27.6%	3.4	0.0%
Oct-2024	3.3	+17.9%	3.9	+25.8%
Nov-2024	2.8	+12.0%	3.5	+16.7%
Dec-2024	2.0	0.0%	2.9	+11.5%
Jan-2025	2.0	0.0%	3.0	+30.4%
Feb-2025	2.3	+21.1%	3.3	+26.9%
Mar-2025	2.2	+10.0%	3.1	+40.9%
12-Month Avg*	2.9	+24.8%	3.1	+11.0%

* Months Supply for all properties from April 2024 through March 2025. This is not the average of the individual figures above.

Historical Months Supply of Inventory by Month



All Properties Activity Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



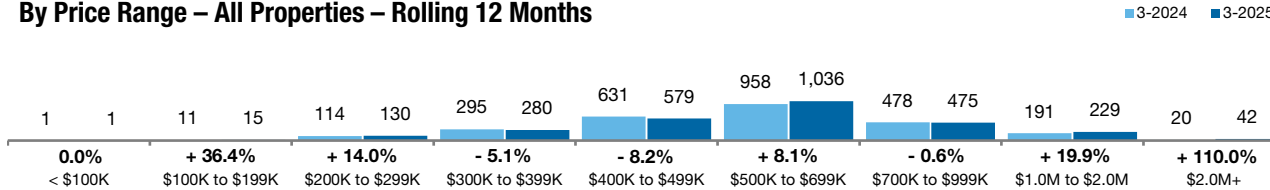
Key Metrics	Historical Sparkbars	3-2024	3-2025	Percent Change	YTD-2024	YTD-2025	Percent Change
New Listings		303	388	+ 28.1%	816	1,006	+ 23.3%
Pending Sales		261	328	+ 25.7%	183	187	+ 2.2%
Under Contract	Not enough historical data for chart	--	--	--	--	--	--
Sold Listings		216	212	- 1.9%	515	553	+ 7.4%
Median Sales Price		\$571,000	\$577,857	+ 1.2%	\$560,000	\$555,000	- 0.9%
Avg. Sales Price		\$630,300	\$652,918	+ 1.9%	\$631,277	\$643,047	+ 1.9%
Pct. of List Price Received		99.3%	99.2%	- 0.2%	99.1%	98.9%	- 0.2%
Days on Market		79	71	- 1.3%	80	79	- 1.3%
Affordability Index		73	73	+ 1.3%	75	76	+ 1.3%
Active Listings		462	557	+ 20.6%	--	--	--
Months Supply		2.1	2.4	+ 16.8%	--	--	--

Sold Listings

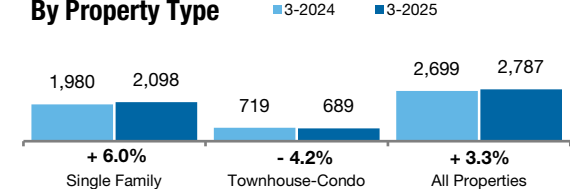
Actual sales that have closed in a given quarter.



By Price Range – All Properties – Rolling 12 Months



By Property Type

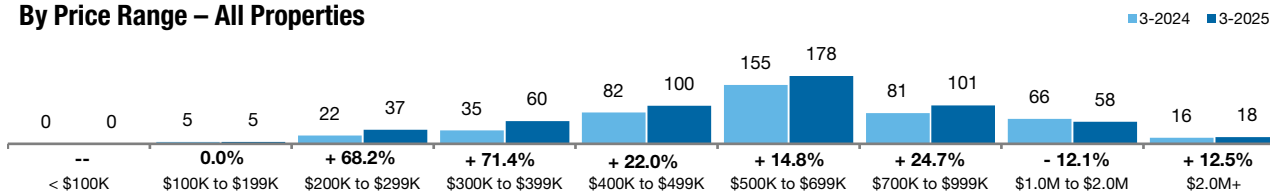


By Price Range	Rolling 12 Months			Compared to Prior Month			Year to Date		
	Single Family		Townhouse-Condo	Single Family		Townhouse-Condo	Single Family		Townhouse-Condo
	3-2024	3-2025	Change	2-2025	3-2025	Change	3-2024	3-2025	Change
\$99,999 and Below	1	0	-100.0%	0	1	--	0	0	--
\$100,000 to \$199,999	10	14	+40.0%	0	0	--	1	0	-100.0%
\$200,000 to \$299,999	25	32	+28.0%	2	2	0.0%	4	6	+50.0%
\$300,000 to \$399,999	74	63	-14.9%	4	2	-50.0%	14	15	+7.1%
\$400,000 to \$499,999	353	338	-4.2%	22	26	+18.2%	66	66	0.0%
\$500,000 to \$699,999	866	937	+8.2%	69	77	+11.6%	181	193	+6.6%
\$700,000 to \$999,999	454	452	-0.4%	27	36	+33.3%	78	84	+7.7%
\$1,000,000 to \$1,999,999	177	220	+24.3%	16	18	+12.5%	36	43	+19.4%
\$2,000,000 and Above	20	42	+110.0%	2	2	0.0%	6	11	+83.3%
All Price Ranges	1,980	2,098	+6.0%	142	163	+14.8%	386	418	+8.3%

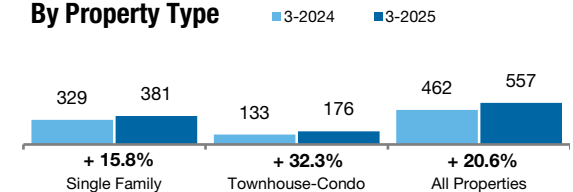
Inventory of Active Listings

A measure of the number of homes available for sale at a given time.

By Price Range – All Properties



By Property Type



By Price Range	Year over Year			Compared to Prior Month			Year to Date		
	Single Family		Townhouse-Condo	Single Family		Townhouse-Condo	Single Family		Townhouse-Condo
	3-2024	3-2025	Change	2-2025	3-2025	Change	3-2024	3-2025	Change
\$99,999 and Below	0	0	--	0	0	--			
\$100,000 to \$199,999	5	5	0.0%	5	5	0.0%			
\$200,000 to \$299,999	5	7	+40.0%	7	7	0.0%			
\$300,000 to \$399,999	7	14	+100.0%	11	14	+27.3%			
\$400,000 to \$499,999	30	37	+23.3%	38	37	-2.6%			
\$500,000 to \$699,999	133	154	+15.8%	174	154	-11.5%			
\$700,000 to \$999,999	69	93	+34.8%	91	93	+2.2%			
\$1,000,000 to \$1,999,999	64	53	-17.2%	52	53	+1.9%			
\$2,000,000 and Above	16	18	+12.5%	20	18	-10.0%			
All Price Ranges	329	381	+15.8%	398	381	-4.3%			

There are no year-to-date figures for inventory because it is simply a snapshot frozen in time at the end of each month. It does not add up over a period of months.

Glossary of Terms

A research tool provided by the Colorado Association of REALTORS®



New Listings	A measure of how much new supply is coming onto the market from sellers (e.g., Q3 New Listings are those listings with a system list date from July 1 through September 30).
Pending Sales	A count of all the listings that went into Pending status during the reported period. Pending listings are counted at the end of the reported period. Each listing can only be counted one time. If a listing goes into Pending, out of Pending, then back into Pending all in one reported period, this listing would only be counted once. This is the most real-time measure possible for home buyer activity, as it measures signed contracts on sales rather than the actual closed sale. As such, it is called a "leading indicator" of buyer demand.
Under Contract Activity	A count of all listings Under Contract during the reported period. Listings that go Under Contract are counted each day. There is no maximum number of times a listing can be counted as Under Contract. For example, if a listing goes into Under Contract, out of Under Contract, then back into Under Contract all in one reported period, this listing would be counted twice.
Sold Listings	A measure of home sales that were closed to completion during the report period.
Median Sales Price	A measure of home values in a market area where 50% of activity was higher and 50% was lower than this price point.
Average Sales Price	A sum of all home sales prices divided by total number of sales.
Percent of List Price Received	A mathematical calculation of the percent difference from last list price and sold price for those listings sold in the reported period.
Days on Market Until Sale	A measure of how long it takes homes to sell, on average.
Housing Affordability Index	A measure of how affordable a region's housing is to its consumers. A higher number means greater affordability. The index is based on interest rates, median sales price and median income by county.
Active Listings	A measure of the number of homes available for sale at a given time. The availability of homes for sale has a big effect on supply-demand dynamics and home prices.
Months Supply of Inventory	A measure of how balanced the market is between buyers and sellers. It is expressed as the number of months it would hypothetically take to sell through all the available homes for sale, given current levels of home sales. A balanced market ranges from 4 to 7 months of supply. A buyer's market has a higher number, reflecting fewer buyers relative to homes for sale. A seller's market has a lower number, reflecting more buyers relative to homes for sale.

Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Wellington

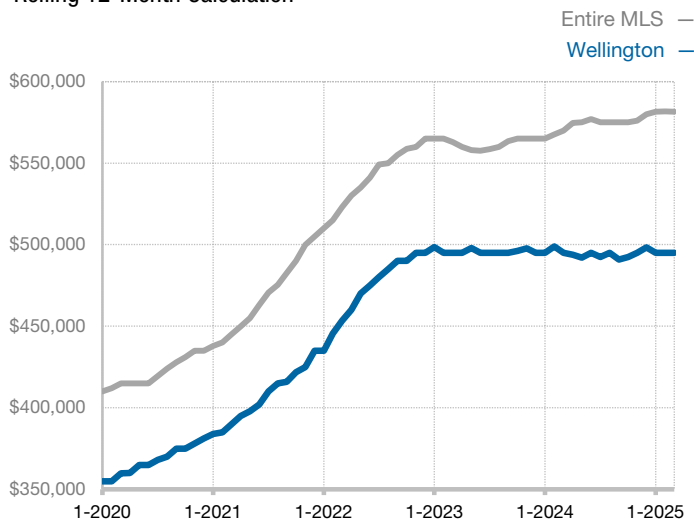
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	21	27	+ 28.6%	83	88	+ 6.0%
Closed Sales	19	15	- 21.1%	53	44	- 17.0%
Median Sales Price*	\$492,500	\$485,000	- 1.5%	\$492,500	\$482,500	- 2.0%
Average Sales Price*	\$554,739	\$514,400	- 7.3%	\$572,298	\$551,093	- 3.7%
Percent of List Price Received*	100.3%	99.6%	- 0.7%	99.8%	99.1%	- 0.7%
Days on Market Until Sale	67	66	- 1.5%	72	86	+ 19.4%
Inventory of Homes for Sale	49	51	+ 4.1%	--	--	--
Months Supply of Inventory	2.5	2.6	+ 4.0%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

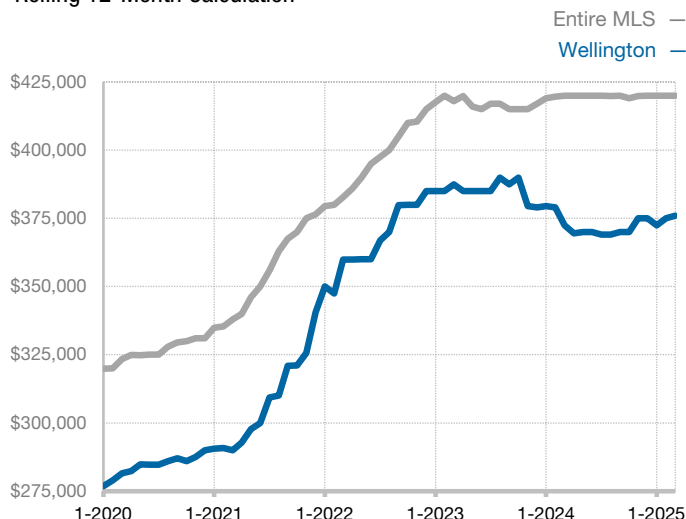
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	5	6	+ 20.0%	12	17	+ 41.7%
Closed Sales	3	1	- 66.7%	7	7	0.0%
Median Sales Price*	\$315,000	\$390,000	+ 23.8%	\$370,000	\$378,500	+ 2.3%
Average Sales Price*	\$335,000	\$390,000	+ 16.4%	\$352,143	\$320,111	- 9.1%
Percent of List Price Received*	99.1%	98.7%	- 0.4%	98.7%	99.1%	+ 0.4%
Days on Market Until Sale	42	7	- 83.3%	86	98	+ 14.0%
Inventory of Homes for Sale	6	14	+ 133.3%	--	--	--
Months Supply of Inventory	2.5	5.8	+ 132.0%	--	--	--

* 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Berthoud

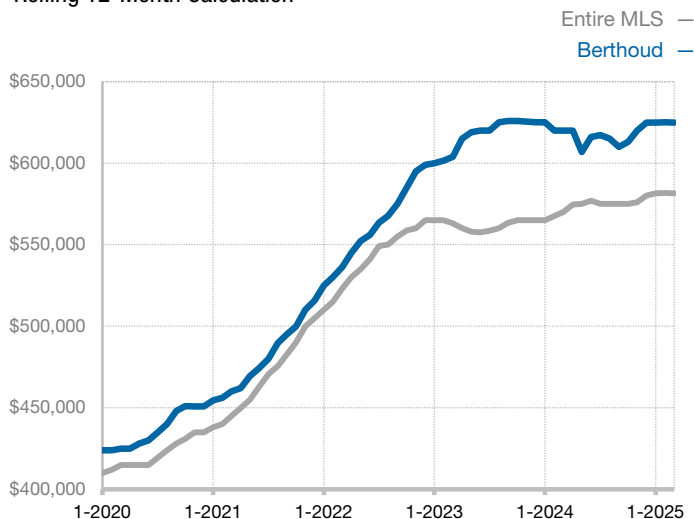
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	79	72	- 8.9%	157	199	+ 26.8%
Closed Sales	31	41	+ 32.3%	78	102	+ 30.8%
Median Sales Price*	\$650,000	\$609,900	- 6.2%	\$589,900	\$615,000	+ 4.3%
Average Sales Price*	\$777,396	\$687,115	- 11.6%	\$740,068	\$747,399	+ 1.0%
Percent of List Price Received*	99.7%	99.0%	- 0.7%	98.8%	98.6%	- 0.2%
Days on Market Until Sale	109	86	- 21.1%	109	91	- 16.5%
Inventory of Homes for Sale	126	135	+ 7.1%	--	--	--
Months Supply of Inventory	4.1	3.6	- 12.2%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

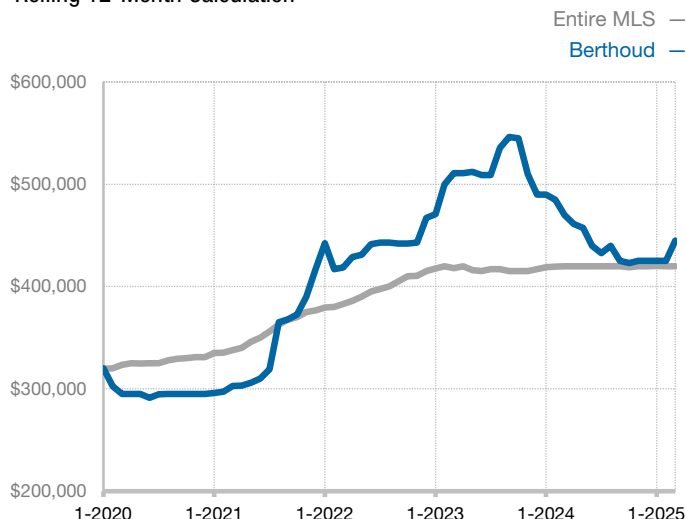
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	1	16	+ 1500.0%	8	30	+ 275.0%
Closed Sales	5	4	- 20.0%	6	5	- 16.7%
Median Sales Price*	\$410,000	\$447,000	+ 9.0%	\$417,500	\$457,000	+ 9.5%
Average Sales Price*	\$398,000	\$416,125	+ 4.6%	\$409,165	\$442,900	+ 8.2%
Percent of List Price Received*	99.7%	98.8%	- 0.9%	99.2%	98.2%	- 1.0%
Days on Market Until Sale	68	98	+ 44.1%	71	83	+ 16.9%
Inventory of Homes for Sale	12	23	+ 91.7%	--	--	--
Months Supply of Inventory	3.8	9.6	+ 152.6%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for March 2025

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Johnstown

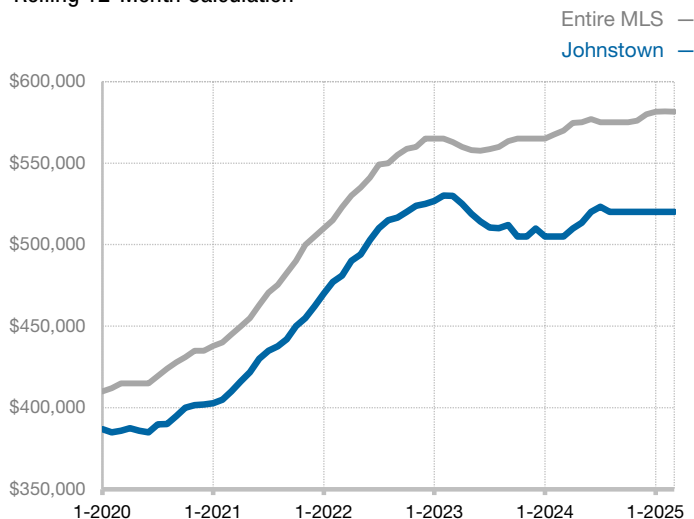
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	61	84	+ 37.7%	182	256	+ 40.7%
Closed Sales	37	55	+ 48.6%	111	141	+ 27.0%
Median Sales Price*	\$525,790	\$537,090	+ 2.1%	\$508,900	\$509,900	+ 0.2%
Average Sales Price*	\$536,148	\$521,955	- 2.6%	\$528,377	\$509,037	- 3.7%
Percent of List Price Received*	99.6%	99.6%	0.0%	99.5%	99.0%	- 0.5%
Days on Market Until Sale	47	64	+ 36.2%	54	75	+ 38.9%
Inventory of Homes for Sale	108	144	+ 33.3%	--	--	--
Months Supply of Inventory	2.4	2.9	+ 20.8%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

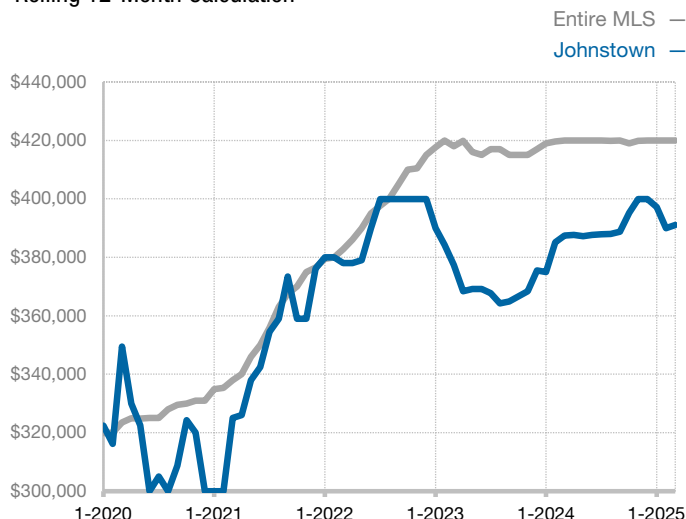
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	6	25	+ 316.7%	56	62	+ 10.7%
Closed Sales	13	18	+ 38.5%	33	34	+ 3.0%
Median Sales Price*	\$399,990	\$397,450	- 0.6%	\$408,610	\$389,900	- 4.6%
Average Sales Price*	\$403,386	\$392,220	- 2.8%	\$398,771	\$389,861	- 2.2%
Percent of List Price Received*	100.0%	99.7%	- 0.3%	99.7%	99.6%	- 0.1%
Days on Market Until Sale	70	77	+ 10.0%	55	75	+ 36.4%
Inventory of Homes for Sale	45	34	- 24.4%	--	--	--
Months Supply of Inventory	8.4	4.3	- 48.8%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for March 2025

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Loveland

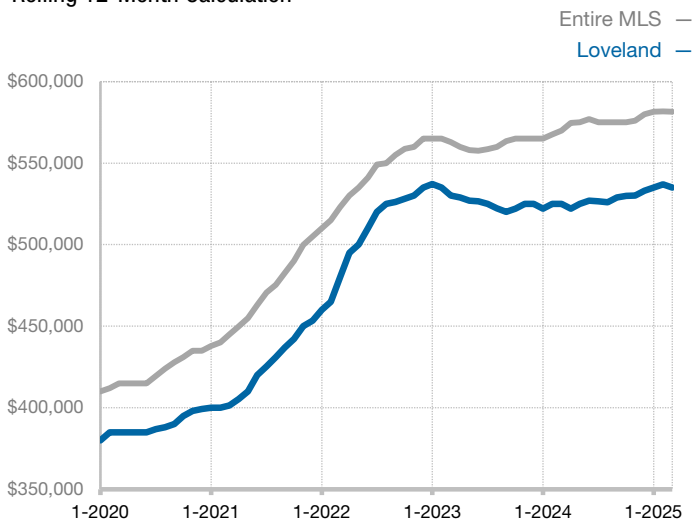
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	120	164	+ 36.7%	327	403	+ 23.2%
Closed Sales	101	87	- 13.9%	256	235	- 8.2%
Median Sales Price*	\$546,335	\$520,000	- 4.8%	\$515,000	\$515,000	0.0%
Average Sales Price*	\$714,699	\$616,166	- 13.8%	\$630,559	\$609,375	- 3.4%
Percent of List Price Received*	99.9%	98.5%	- 1.4%	99.4%	98.8%	- 0.6%
Days on Market Until Sale	61	63	+ 3.3%	63	69	+ 9.5%
Inventory of Homes for Sale	141	215	+ 52.5%	--	--	--
Months Supply of Inventory	1.4	2.3	+ 64.3%	--	--	--

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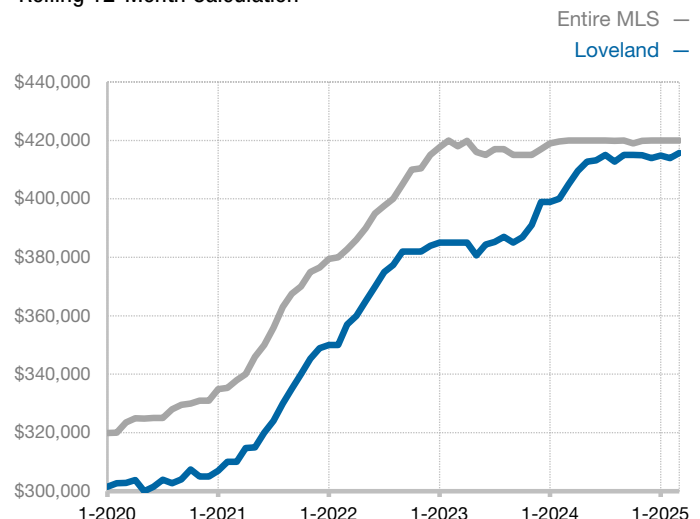
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	25	50	+ 100.0%	63	119	+ 88.9%
Closed Sales	22	20	- 9.1%	50	54	+ 8.0%
Median Sales Price*	\$402,500	\$428,250	+ 6.4%	\$399,975	\$414,950	+ 3.7%
Average Sales Price*	\$401,370	\$449,085	+ 11.9%	\$401,453	\$427,357	+ 6.5%
Percent of List Price Received*	100.4%	98.8%	- 1.6%	99.6%	98.8%	- 0.8%
Days on Market Until Sale	96	69	- 28.1%	94	92	- 2.1%
Inventory of Homes for Sale	53	79	+ 49.1%	--	--	--
Months Supply of Inventory	2.2	3.5	+ 59.1%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for March 2025

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Greeley

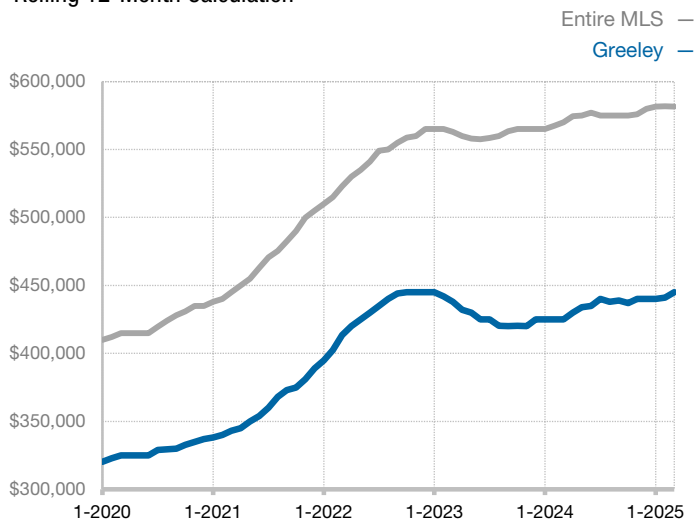
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	131	145	+ 10.7%	370	366	- 1.1%
Closed Sales	115	113	- 1.7%	251	242	- 3.6%
Median Sales Price*	\$433,500	\$450,000	+ 3.8%	\$427,000	\$450,000	+ 5.4%
Average Sales Price*	\$459,966	\$486,291	+ 5.7%	\$446,944	\$477,111	+ 6.7%
Percent of List Price Received*	99.4%	99.2%	- 0.2%	99.3%	99.2%	- 0.1%
Days on Market Until Sale	63	72	+ 14.3%	68	76	+ 11.8%
Inventory of Homes for Sale	167	197	+ 18.0%	--	--	--
Months Supply of Inventory	1.9	2.1	+ 10.5%	--	--	--

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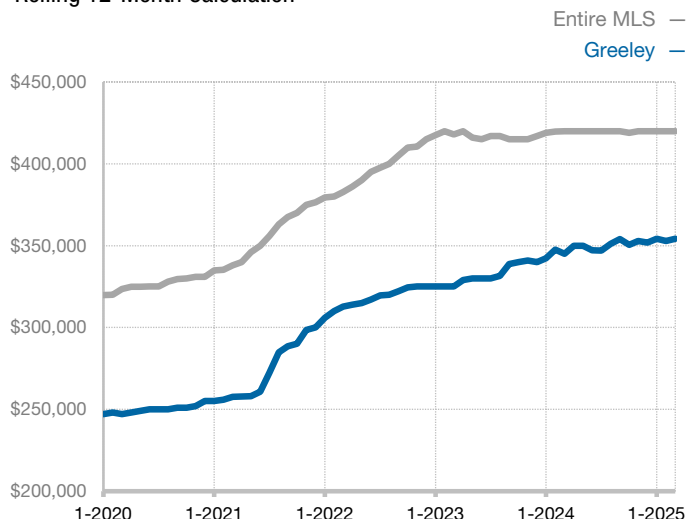
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	19	30	+ 57.9%	65	75	+ 15.4%
Closed Sales	14	10	- 28.6%	49	30	- 38.8%
Median Sales Price*	\$347,500	\$363,125	+ 4.5%	\$330,000	\$344,000	+ 4.2%
Average Sales Price*	\$332,393	\$328,525	- 1.2%	\$336,289	\$341,048	+ 1.4%
Percent of List Price Received*	99.8%	98.7%	- 1.1%	99.5%	99.0%	- 0.5%
Days on Market Until Sale	61	120	+ 96.7%	92	107	+ 16.3%
Inventory of Homes for Sale	45	59	+ 31.1%	--	--	--
Months Supply of Inventory	2.5	3.5	+ 40.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for March 2025

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Fort Collins

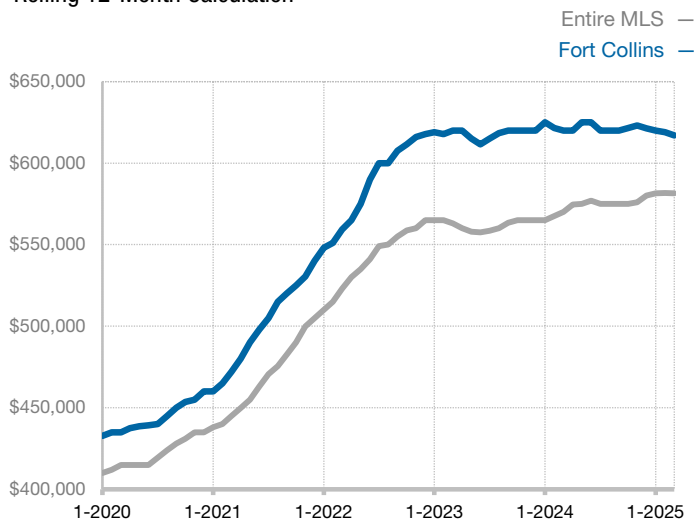
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	198	219	+ 10.6%	504	572	+ 13.5%
Closed Sales	130	148	+ 13.8%	324	359	+ 10.8%
Median Sales Price*	\$625,000	\$616,045	- 1.4%	\$615,000	\$592,360	- 3.7%
Average Sales Price*	\$682,318	\$717,819	+ 5.2%	\$700,139	\$694,923	- 0.7%
Percent of List Price Received*	99.5%	99.7%	+ 0.2%	99.0%	99.0%	0.0%
Days on Market Until Sale	62	56	- 9.7%	67	63	- 6.0%
Inventory of Homes for Sale	240	230	- 4.2%	--	--	--
Months Supply of Inventory	1.8	1.5	- 16.7%	--	--	--

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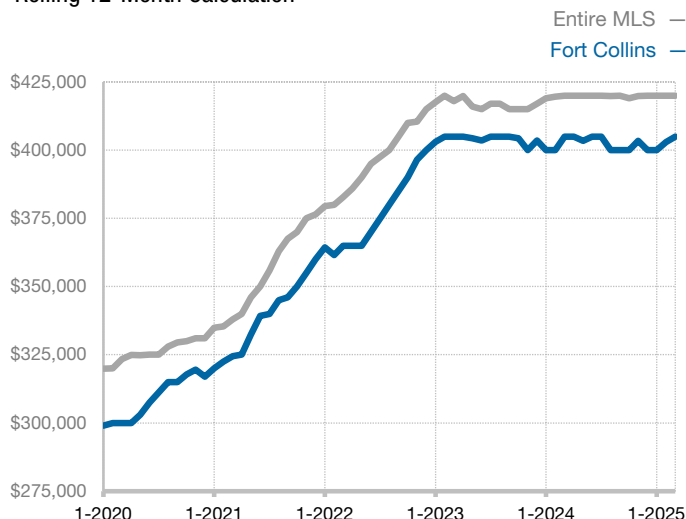
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	65	94	+ 44.6%	195	250	+ 28.2%
Closed Sales	58	51	- 12.1%	132	142	+ 7.6%
Median Sales Price*	\$420,000	\$429,000	+ 2.1%	\$393,500	\$412,495	+ 4.8%
Average Sales Price*	\$416,411	\$458,138	+ 10.0%	\$401,447	\$442,245	+ 10.2%
Percent of List Price Received*	99.8%	98.3%	- 1.5%	99.4%	98.4%	- 1.0%
Days on Market Until Sale	86	88	+ 2.3%	87	93	+ 6.9%
Inventory of Homes for Sale	123	151	+ 22.8%	--	--	--
Months Supply of Inventory	2.2	2.6	+ 18.2%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for March 2025

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Windsor

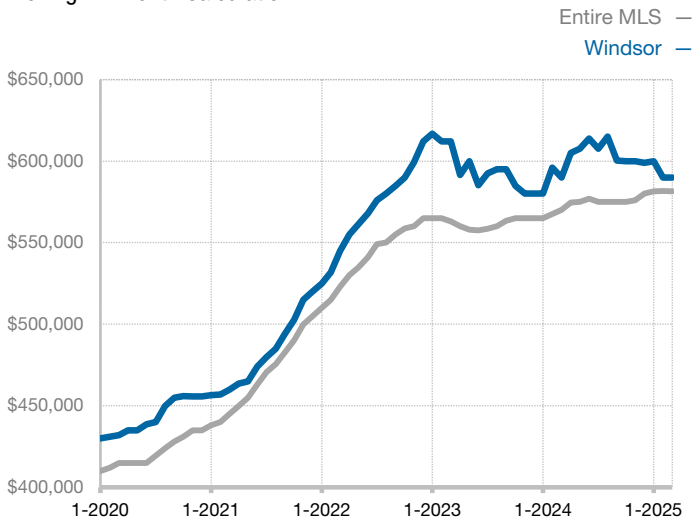
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	121	151	+ 24.8%	309	373	+ 20.7%
Closed Sales	74	89	+ 20.3%	158	220	+ 39.2%
Median Sales Price*	\$567,750	\$566,550	- 0.2%	\$579,975	\$570,000	- 1.7%
Average Sales Price*	\$714,999	\$642,397	- 10.2%	\$705,982	\$690,409	- 2.2%
Percent of List Price Received*	99.8%	100.0%	+ 0.2%	99.3%	99.5%	+ 0.2%
Days on Market Until Sale	64	96	+ 50.0%	77	92	+ 19.5%
Inventory of Homes for Sale	196	235	+ 19.9%	--	--	--
Months Supply of Inventory	3.2	3.0	- 6.3%	--	--	--

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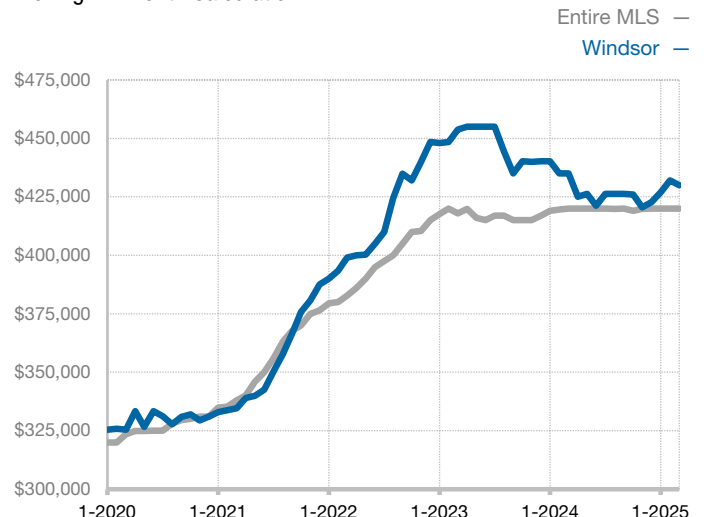
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	12	24	+ 100.0%	39	59	+ 51.3%
Closed Sales	5	11	+ 120.0%	18	22	+ 22.2%
Median Sales Price*	\$471,470	\$415,500	- 11.9%	\$420,538	\$457,500	+ 8.8%
Average Sales Price*	\$424,944	\$442,776	+ 4.2%	\$422,091	\$481,643	+ 14.1%
Percent of List Price Received*	97.8%	98.9%	+ 1.1%	98.3%	98.6%	+ 0.3%
Days on Market Until Sale	187	86	- 54.0%	115	145	+ 26.1%
Inventory of Homes for Sale	40	48	+ 20.0%	--	--	--
Months Supply of Inventory	3.9	5.4	+ 38.5%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for March 2025

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Longmont

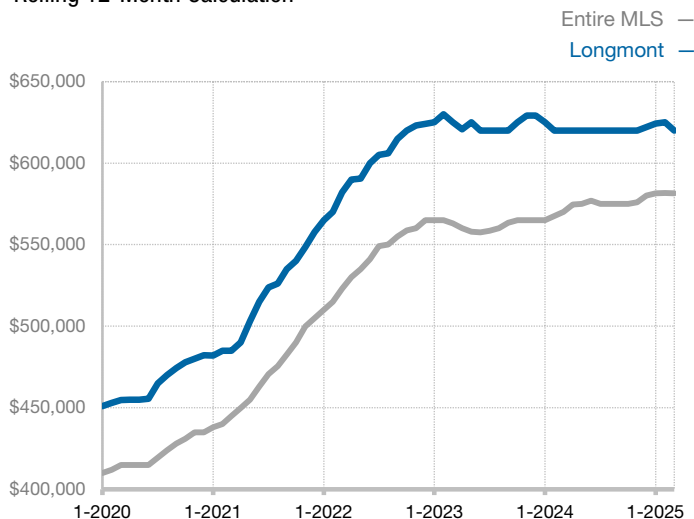
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	142	165	+ 16.2%	335	370	+ 10.4%
Closed Sales	101	111	+ 9.9%	233	237	+ 1.7%
Median Sales Price*	\$635,000	\$609,000	- 4.1%	\$600,000	\$585,000	- 2.5%
Average Sales Price*	\$728,600	\$744,555	+ 2.2%	\$702,050	\$697,488	- 0.6%
Percent of List Price Received*	99.8%	99.4%	- 0.4%	99.3%	98.9%	- 0.4%
Days on Market Until Sale	50	62	+ 24.0%	59	69	+ 16.9%
Inventory of Homes for Sale	158	215	+ 36.1%	--	--	--
Months Supply of Inventory	1.7	2.2	+ 29.4%	--	--	--

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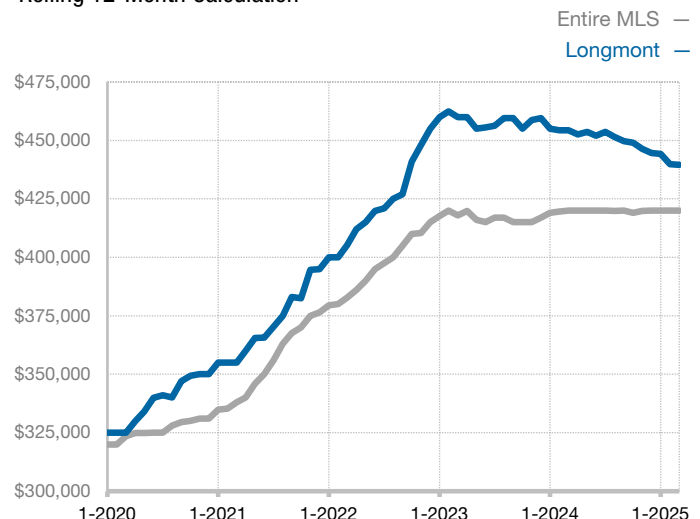
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	47	44	- 6.4%	105	149	+ 41.9%
Closed Sales	22	32	+ 45.5%	64	69	+ 7.8%
Median Sales Price*	\$453,743	\$449,023	- 1.0%	\$450,750	\$439,900	- 2.4%
Average Sales Price*	\$467,362	\$462,663	- 1.0%	\$453,724	\$447,722	- 1.3%
Percent of List Price Received*	100.2%	98.0%	- 2.2%	99.4%	98.6%	- 0.8%
Days on Market Until Sale	167	63	- 62.3%	153	83	- 45.8%
Inventory of Homes for Sale	111	98	- 11.7%	--	--	--
Months Supply of Inventory	4.0	3.6	- 10.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Local Market Update for March 2025

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Boulder

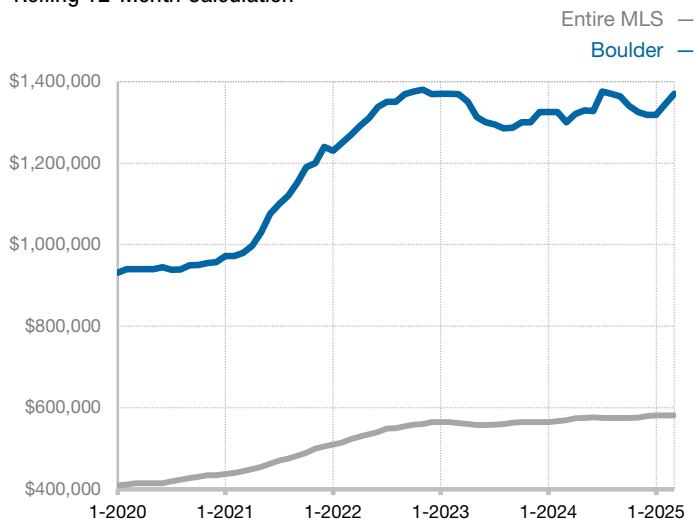
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	136	165	+ 21.3%	356	439	+ 23.3%
Closed Sales	64	64	0.0%	189	151	- 20.1%
Median Sales Price*	\$1,200,000	\$1,504,500	+ 25.4%	\$1,280,000	\$1,575,000	+ 23.0%
Average Sales Price*	\$1,510,069	\$1,841,395	+ 21.9%	\$1,614,709	\$1,857,198	+ 15.0%
Percent of List Price Received*	96.5%	96.7%	+ 0.2%	97.2%	96.5%	- 0.7%
Days on Market Until Sale	87	67	- 23.0%	86	83	- 3.5%
Inventory of Homes for Sale	242	311	+ 28.5%	--	--	--
Months Supply of Inventory	3.2	4.3	+ 34.4%	--	--	--

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Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	106	127	+ 19.8%	252	289	+ 14.7%
Closed Sales	55	55	0.0%	124	130	+ 4.8%
Median Sales Price*	\$500,000	\$535,000	+ 7.0%	\$495,750	\$546,500	+ 10.2%
Average Sales Price*	\$657,059	\$665,828	+ 1.3%	\$630,884	\$664,505	+ 5.3%
Percent of List Price Received*	98.5%	98.8%	+ 0.3%	98.4%	98.4%	0.0%
Days on Market Until Sale	80	74	- 7.5%	68	84	+ 23.5%
Inventory of Homes for Sale	171	241	+ 40.9%	--	--	--
Months Supply of Inventory	3.5	4.8	+ 37.1%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

