SMDRA SOUTH METRO DENVER REALTOR® ASSOCIATION

Market Statistics - February 2026

YEAR OVER YEAR NUMBERS

PENDING are up **15.7%**

NEW LISTINGS are up **4.1%**

LISTINGS CLOSED are down **-0.7%**

MEDIAN PRICES are down **-3.4%**

MEDIAN DAYS IN MLS are up **3**

MONTHS OF SUPPLY 3.2

PENDING
3,553
FEBRUARY 2025: 3,070

NEW LISTINGS
4,744
FEBRUARY 2025: 4,555

LISTINGS CLOSED
2,569
FEBRUARY 2025: 2,587

MEDIAN PRICE
$575,000
FEBRUARY 2025: $595,000

MEDIAN DIM
35
FEBRUARY 2025: 32

MONTHS OF SUPPLY
3.2

*Median provides a more accurate representation of DOM, by lessening the impact of anomalies & outliers. The South Metro Denver REALTOR® Association (SMDRA) Statistics Committee provides this information for SMDRA REALTOR® and Affiliate member use, and for distribution to their clients. SMDRA REALTORS® are the voice of real estate. Data provided by REcolorado. Market data current as of the 4th business day of the month, for residential single family and condo/townhomes in Adams, Arapahoe, Broomfield, Denver, Douglas, Elbert and Jefferson counties. This information deemed reliable, but not guaranteed. REcolorado. All rights reserved.

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