

Local Market Update for February 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Windsor

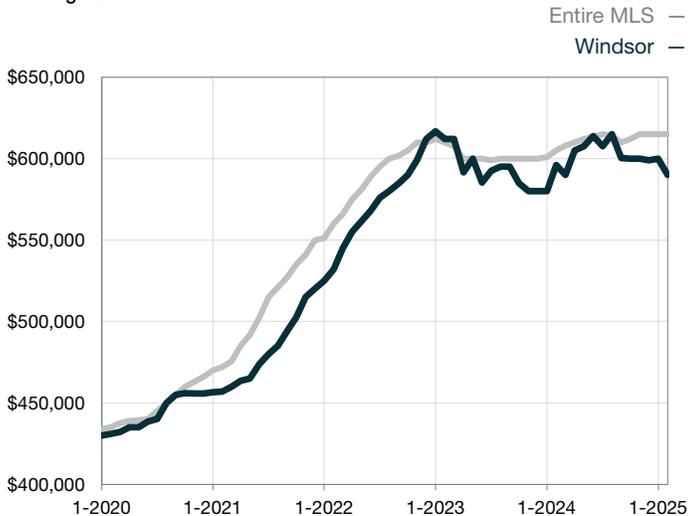
Single Family	February			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
Key Metrics						
New Listings	96	94	- 2.1%	179	196	+ 9.5%
Sold Listings	53	61	+ 15.1%	81	114	+ 40.7%
Median Sales Price*	\$630,000	\$553,000	- 12.2%	\$625,000	\$570,000	- 8.8%
Average Sales Price*	\$712,038	\$695,364	- 2.3%	\$704,052	\$706,364	+ 0.3%
Percent of List Price Received*	98.9%	99.4%	+ 0.5%	98.8%	99.2%	+ 0.4%
Days on Market Until Sale	85	81	- 4.7%	91	85	- 6.6%
Inventory of Homes for Sale	192	212	+ 10.4%	--	--	--
Months Supply of Inventory	3.3	3.0	- 9.1%	--	--	--

* 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		
	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
Key Metrics						
New Listings	12	16	+ 33.3%	27	35	+ 29.6%
Sold Listings	8	7	- 12.5%	13	11	- 15.4%
Median Sales Price*	\$420,538	\$575,933	+ 37.0%	\$416,075	\$575,933	+ 38.4%
Average Sales Price*	\$403,871	\$522,587	+ 29.4%	\$420,994	\$520,510	+ 23.6%
Percent of List Price Received*	98.6%	98.6%	0.0%	98.4%	98.3%	- 0.1%
Days on Market Until Sale	79	239	+ 202.5%	87	204	+ 134.5%
Inventory of Homes for Sale	45	36	- 20.0%	--	--	--
Months Supply of Inventory	4.4	4.4	0.0%	--	--	--

* 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

