

Local Market Update for June 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Berthoud

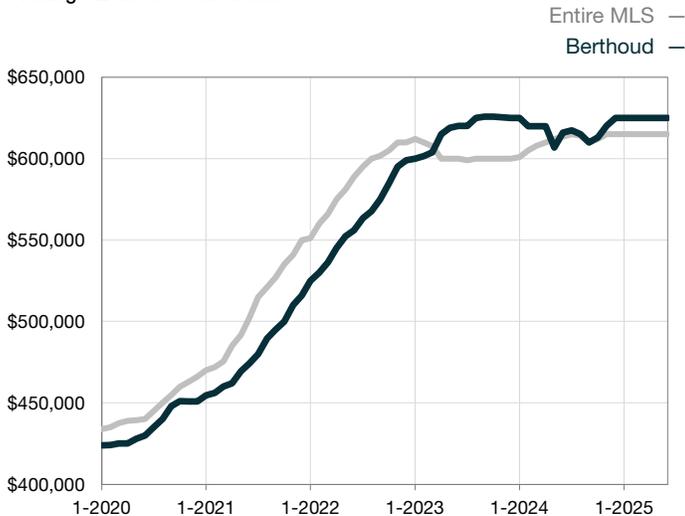
Single Family Key Metrics	June			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 06-2024	Thru 06-2025	Percent Change from Previous Year
New Listings	57	54	- 5.3%	301	350	+ 16.3%
Sold Listings	31	41	+ 32.3%	171	218	+ 27.5%
Median Sales Price*	\$715,000	\$589,000	- 17.6%	\$611,995	\$615,000	+ 0.5%
Average Sales Price*	\$824,358	\$736,046	- 10.7%	\$736,347	\$762,610	+ 3.6%
Percent of List Price Received*	99.1%	98.9%	- 0.2%	99.5%	99.0%	- 0.5%
Days on Market Until Sale	68	81	+ 19.1%	87	79	- 9.2%
Inventory of Homes for Sale	120	159	+ 32.5%	--	--	--
Months Supply of Inventory	4.2	4.7	+ 11.9%	--	--	--

* 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 Key Metrics	June			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 06-2024	Thru 06-2025	Percent Change from Previous Year
New Listings	4	9	+ 125.0%	20	39	+ 95.0%
Sold Listings	2	4	+ 100.0%	11	19	+ 72.7%
Median Sales Price*	\$405,500	\$453,500	+ 11.8%	\$421,000	\$457,000	+ 8.6%
Average Sales Price*	\$405,500	\$509,250	+ 25.6%	\$416,625	\$462,958	+ 11.1%
Percent of List Price Received*	99.5%	98.9%	- 0.6%	99.5%	98.5%	- 1.0%
Days on Market Until Sale	47	41	- 12.8%	81	72	- 11.1%
Inventory of Homes for Sale	13	17	+ 30.8%	--	--	--
Months Supply of Inventory	6.0	5.5	- 8.3%	--	--	--

* 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

