

# Local Market Update for September 2025

A Research Tool Provided by the Colorado Association of REALTORS®



## Fort Collins

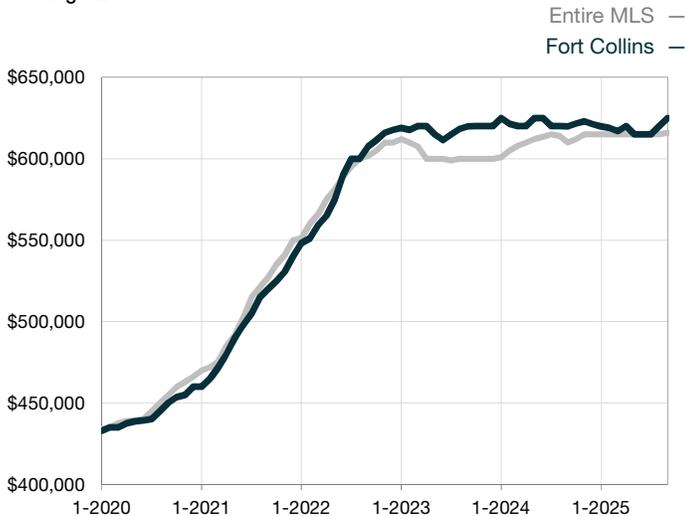
Single Family	September			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	185	228	+ 23.2%	1,898	2,138	+ 12.6%
Sold Listings	131	143	+ 9.2%	1,242	1,393	+ 12.2%
Median Sales Price*	\$600,000	\$620,000	+ 3.3%	\$625,000	\$625,000	0.0%
Average Sales Price*	\$658,951	\$702,847	+ 6.7%	\$722,247	\$713,806	- 1.2%
Percent of List Price Received*	98.5%	98.7%	+ 0.2%	99.4%	99.2%	- 0.2%
Days on Market Until Sale	59	61	+ 3.4%	53	55	+ 3.8%
Inventory of Homes for Sale	399	429	+ 7.5%	--	--	--
Months Supply of Inventory	3.1	2.8	- 9.7%	--	--	--

\* 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	September			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	77	88	+ 14.3%	752	883	+ 17.4%
Sold Listings	39	60	+ 53.8%	523	516	- 1.3%
Median Sales Price*	\$389,000	\$430,516	+ 10.7%	\$400,000	\$395,000	- 1.3%
Average Sales Price*	\$399,092	\$443,125	+ 11.0%	\$416,119	\$411,602	- 1.1%
Percent of List Price Received*	99.1%	98.4%	- 0.7%	99.2%	98.7%	- 0.5%
Days on Market Until Sale	73	69	- 5.5%	75	76	+ 1.3%
Inventory of Homes for Sale	182	219	+ 20.3%	--	--	--
Months Supply of Inventory	3.3	4.0	+ 21.2%	--	--	--

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

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

