

# Local Market Update for November 2025

A Research Tool Provided by the Colorado Association of REALTORS®



## Fort Collins

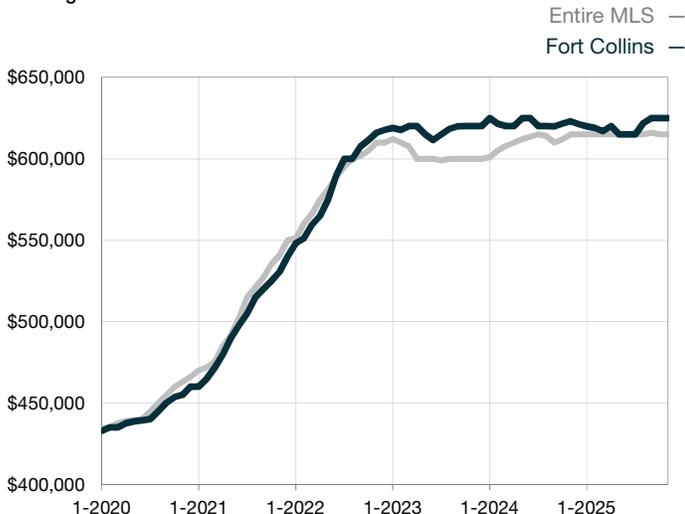
Single Family	November			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	126	104	- 17.5%	2,221	2,445	+ 10.1%
Sold Listings	128	120	- 6.3%	1,537	1,673	+ 8.8%
Median Sales Price*	\$600,000	\$563,750	- 6.0%	\$625,000	\$624,948	- 0.0%
Average Sales Price*	\$756,572	\$692,694	- 8.4%	\$724,087	\$715,149	- 1.2%
Percent of List Price Received*	99.1%	98.3%	- 0.8%	99.3%	99.1%	- 0.2%
Days on Market Until Sale	63	76	+ 20.6%	55	56	+ 1.8%
Inventory of Homes for Sale	314	327	+ 4.1%	--	--	--
Months Supply of Inventory	2.3	2.2	- 4.3%	--	--	--

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

Townhouse/Condo	November			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	49	44	- 10.2%	894	1,007	+ 12.6%
Sold Listings	30	44	+ 46.7%	606	608	+ 0.3%
Median Sales Price*	\$385,195	\$375,500	- 2.5%	\$400,000	\$395,000	- 1.3%
Average Sales Price*	\$429,434	\$395,757	- 7.8%	\$416,002	\$416,027	+ 0.0%
Percent of List Price Received*	99.0%	98.5%	- 0.5%	99.1%	98.6%	- 0.5%
Days on Market Until Sale	70	69	- 1.4%	73	76	+ 4.1%
Inventory of Homes for Sale	176	189	+ 7.4%	--	--	--
Months Supply of Inventory	3.3	3.4	+ 3.0%	--	--	--

\* 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

