

Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Windsor

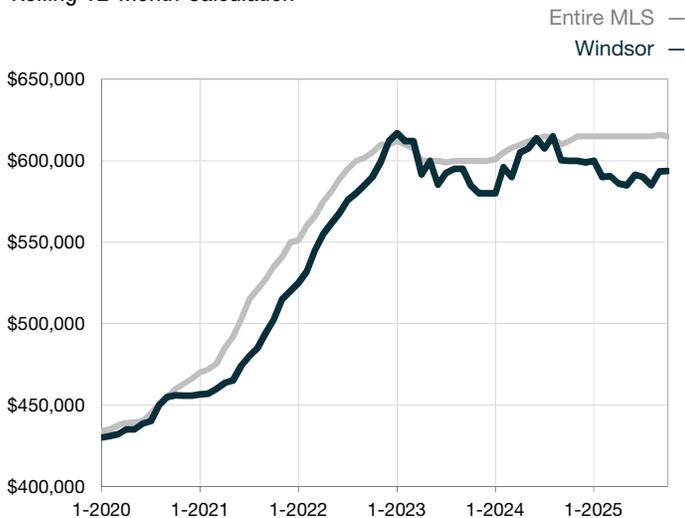
Single Family	October			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
Key Metrics						
New Listings	123	85	- 30.9%	1,069	1,150	+ 7.6%
Sold Listings	74	70	- 5.4%	681	799	+ 17.3%
Median Sales Price*	\$589,838	\$615,975	+ 4.4%	\$600,500	\$591,566	- 1.5%
Average Sales Price*	\$697,781	\$733,645	+ 5.1%	\$696,980	\$711,643	+ 2.1%
Percent of List Price Received*	99.2%	98.8%	- 0.4%	99.3%	99.3%	0.0%
Days on Market Until Sale	81	83	+ 2.5%	74	80	+ 8.1%
Inventory of Homes for Sale	262	235	- 10.3%	--	--	--
Months Supply of Inventory	4.2	3.0	- 28.6%	--	--	--

* 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	October			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
Key Metrics						
New Listings	16	10	- 37.5%	139	166	+ 19.4%
Sold Listings	9	6	- 33.3%	87	81	- 6.9%
Median Sales Price*	\$445,000	\$443,380	- 0.4%	\$417,485	\$445,000	+ 6.6%
Average Sales Price*	\$440,748	\$451,960	+ 2.5%	\$421,166	\$464,317	+ 10.2%
Percent of List Price Received*	97.5%	106.0%	+ 8.7%	98.6%	99.6%	+ 1.0%
Days on Market Until Sale	117	110	- 6.0%	110	104	- 5.5%
Inventory of Homes for Sale	42	46	+ 9.5%	--	--	--
Months Supply of Inventory	5.1	5.8	+ 13.7%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

