

Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



Loveland

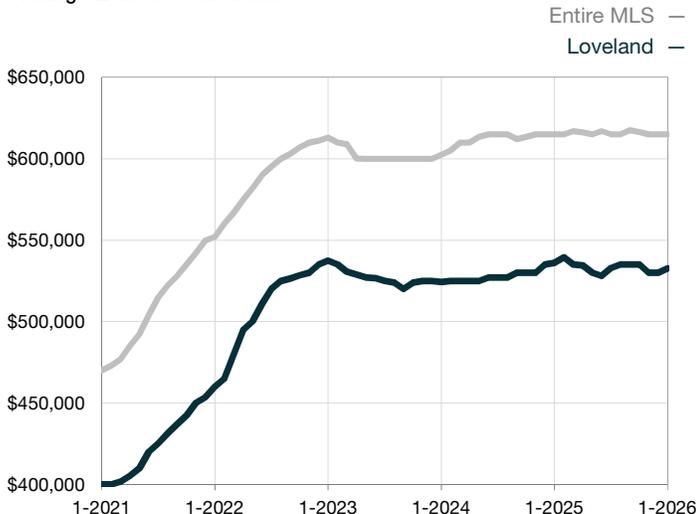
Single Family	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Key Metrics						
New Listings	116	118	+ 1.7%	116	118	+ 1.7%
Sold Listings	56	61	+ 8.9%	56	61	+ 8.9%
Median Sales Price*	\$494,000	\$529,450	+ 7.2%	\$494,000	\$529,450	+ 7.2%
Average Sales Price*	\$549,614	\$603,337	+ 9.8%	\$549,614	\$603,337	+ 9.8%
Percent of List Price Received*	98.3%	98.5%	+ 0.2%	98.3%	98.5%	+ 0.2%
Days on Market Until Sale	81	87	+ 7.4%	81	87	+ 7.4%
Inventory of Homes for Sale	184	219	+ 19.0%	--	--	--
Months Supply of Inventory	2.1	2.3	+ 9.5%	--	--	--

* 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	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Key Metrics						
New Listings	29	36	+ 24.1%	29	36	+ 24.1%
Sold Listings	12	8	- 33.3%	12	8	- 33.3%
Median Sales Price*	\$420,950	\$404,995	- 3.8%	\$420,950	\$404,995	- 3.8%
Average Sales Price*	\$445,305	\$469,561	+ 5.4%	\$445,305	\$469,561	+ 5.4%
Percent of List Price Received*	99.0%	99.6%	+ 0.6%	99.0%	99.6%	+ 0.6%
Days on Market Until Sale	107	132	+ 23.4%	107	132	+ 23.4%
Inventory of Homes for Sale	67	76	+ 13.4%	--	--	--
Months Supply of Inventory	3.2	3.5	+ 9.4%	--	--	--

* 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

