

Local Market Update for March 2026

A Research Tool Provided by the Colorado Association of REALTORS®



Boulder

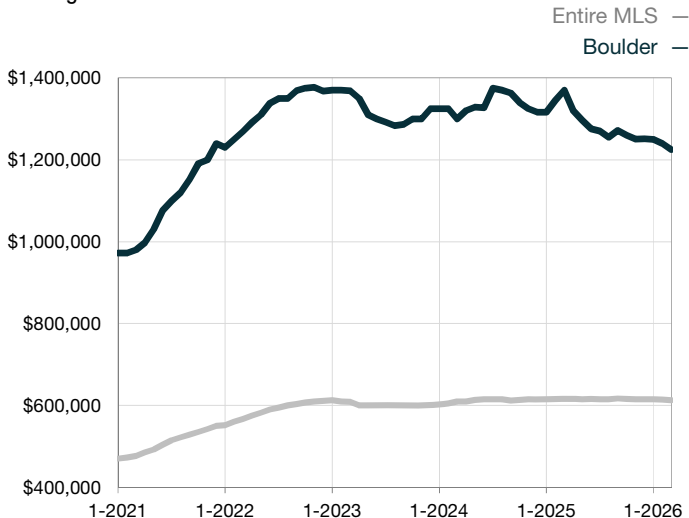
Single Family	March			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 03-2025	Thru 03-2026	Percent Change from Previous Year
Key Metrics						
New Listings	159	141	- 11.3%	416	363	- 12.7%
Sold Listings	58	81	+ 39.7%	136	168	+ 23.5%
Median Sales Price*	\$1,504,500	\$1,290,000	- 14.3%	\$1,582,500	\$1,299,950	- 17.9%
Average Sales Price*	\$1,886,544	\$1,612,032	- 14.6%	\$1,838,284	\$1,615,596	- 12.1%
Percent of List Price Received*	96.7%	97.2%	+ 0.5%	96.6%	96.5%	- 0.1%
Days on Market Until Sale	69	79	+ 14.5%	83	84	+ 1.2%
Inventory of Homes for Sale	298	274	- 8.1%	--	--	--
Months Supply of Inventory	4.5	3.7	- 17.8%	--	--	--

* 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	March			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 03-2025	Thru 03-2026	Percent Change from Previous Year
Key Metrics						
New Listings	122	70	- 42.6%	266	196	- 26.3%
Sold Listings	44	46	+ 4.5%	108	87	- 19.4%
Median Sales Price*	\$534,250	\$482,500	- 9.7%	\$546,500	\$520,000	- 4.8%
Average Sales Price*	\$662,751	\$544,873	- 17.8%	\$654,718	\$591,631	- 9.6%
Percent of List Price Received*	99.1%	97.6%	- 1.5%	98.4%	97.2%	- 1.2%
Days on Market Until Sale	67	63	- 6.0%	81	80	- 1.2%
Inventory of Homes for Sale	232	175	- 24.6%	--	--	--
Months Supply of Inventory	5.1	3.9	- 23.5%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

