

Local Market Update for June 2026

A Research Tool Provided by the Colorado Association of REALTORS®



Berthoud

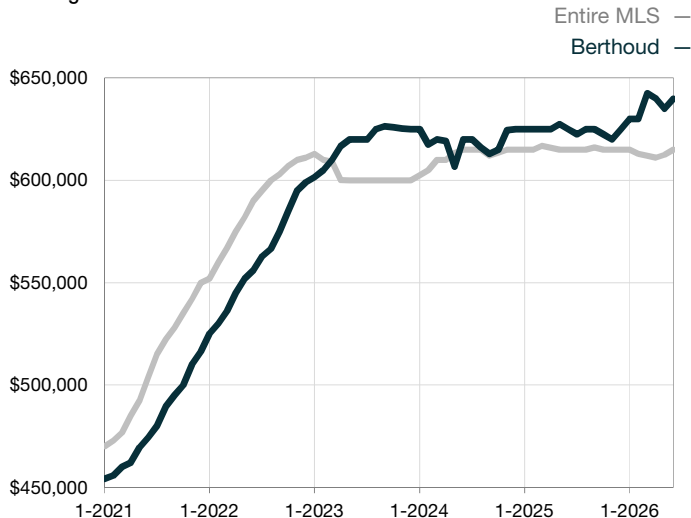
Single Family	June			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 06-2025	Thru 06-2026	Percent Change from Previous Year
New Listings	52	54	+ 3.8%	341	357	+ 4.7%
Sold Listings	39	28	- 28.2%	214	167	- 22.0%
Median Sales Price*	\$575,000	\$722,500	+ 25.7%	\$615,000	\$645,000	+ 4.9%
Average Sales Price*	\$720,458	\$866,390	+ 20.3%	\$758,710	\$762,078	+ 0.4%
Percent of List Price Received*	98.9%	98.1%	- 0.8%	99.0%	98.6%	- 0.4%
Days on Market Until Sale	83	69	- 16.9%	87	74	- 14.9%
Inventory of Homes for Sale	162	168	+ 3.7%	--	--	--
Months Supply of Inventory	4.9	6.3	+ 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	June			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 06-2025	Thru 06-2026	Percent Change from Previous Year
New Listings	10	1	- 90.0%	47	31	- 34.0%
Sold Listings	5	6	+ 20.0%	21	28	+ 33.3%
Median Sales Price*	\$447,400	\$473,450	+ 5.8%	\$457,000	\$439,950	- 3.7%
Average Sales Price*	\$496,880	\$465,200	- 6.4%	\$462,267	\$458,000	- 0.9%
Percent of List Price Received*	99.0%	100.0%	+ 1.0%	98.6%	99.4%	+ 0.8%
Days on Market Until Sale	74	126	+ 70.3%	84	103	+ 22.6%
Inventory of Homes for Sale	23	17	- 26.1%	--	--	--
Months Supply of Inventory	7.0	4.4	- 37.1%	--	--	--

* 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

