

# Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



## Eagle Ranch

### Single Family-Duplex

Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	4	3	- 25.0%	4	3	- 25.0%
Sold Listings	2	4	+ 100.0%	2	4	+ 100.0%
Median Sales Price*	\$2,950,000	<b>\$1,925,000</b>	- 34.7%	\$2,950,000	<b>\$1,925,000</b>	- 34.7%
Average Sales Price*	\$2,950,000	<b>\$2,023,750</b>	- 31.4%	\$2,950,000	<b>\$2,023,750</b>	- 31.4%
Percent of List Price Received*	96.2%	<b>96.9%</b>	+ 0.7%	96.2%	<b>96.9%</b>	+ 0.7%
Days on Market Until Sale	109	<b>105</b>	- 3.7%	109	<b>105</b>	- 3.7%
Inventory of Homes for Sale	7	<b>12</b>	+ 71.4%	--	--	--
Months Supply of Inventory	2.0	<b>4.1</b>	+ 105.0%	--	--	--

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

\*\* These monthly reports use Agent Days on Market data.

### Townhouse/Condo

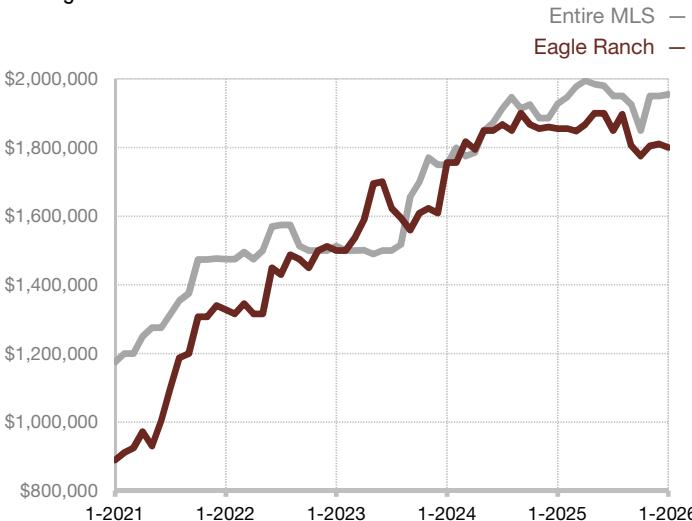
Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	2	1	- 50.0%	2	1	- 50.0%
Median Sales Price*	\$451,177	<b>\$512,255</b>	+ 13.5%	\$451,177	<b>\$512,255</b>	+ 13.5%
Average Sales Price*	\$451,177	<b>\$512,255</b>	+ 13.5%	\$451,177	<b>\$512,255</b>	+ 13.5%
Percent of List Price Received*	100.0%	<b>102.6%</b>	+ 2.6%	100.0%	<b>102.6%</b>	+ 2.6%
Days on Market Until Sale	10	<b>181</b>	+ 1710.0%	10	<b>181</b>	+ 1710.0%
Inventory of Homes for Sale	0	<b>3</b>	--	--	--	--
Months Supply of Inventory	0.0	<b>2.3</b>	--	--	--	--

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

\*\* These monthly reports use Agent Days on Market data.

### Median Sales Price – Single Family-Duplex

Rolling 12-Month Calculation



### Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

