



Near South Valley – 90

East of Coors Blvd SW, South of Central Ave / Cesar Chavez, West of I-25, North of Rio Bravo Blvd SW

Single-Family Detached	April			Year to Date		
Key Metrics	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
New Listings	14	13	- 7.1%	71	52	- 26.8%
Pending Sales	8	11	+ 37.5%	56	46	- 17.9%
Closed Sales	19	13	- 31.6%	57	39	- 31.6%
Days on Market Until Sale	46	36	- 21.7%	43	34	- 20.9%
Median Sales Price*	\$320,000	\$247,000	- 22.8%	\$265,000	\$247,000	- 6.8%
Average Sales Price*	\$313,700	\$255,954	- 18.4%	\$290,871	\$260,963	- 10.3%
Percent of List Price Received*	99.1%	103.4%	+ 4.3%	98.3%	98.4%	+ 0.1%
Inventory of Homes for Sale	34	20	- 41.2%	—	—	—
Months Supply of Inventory	2.7	1.6	- 40.7%	—	—	—

Single-Family Attached	April			Year to Date		
Key Metrics	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
New Listings	2	0	- 100.0%	6	2	- 66.7%
Pending Sales	0	0	0.0%	3	1	- 66.7%
Closed Sales	0	1	—	1	1	0.0%
Days on Market Until Sale	—	1	—	39	1	- 97.4%
Median Sales Price*	—	\$240,000	—	\$142,500	\$240,000	+ 68.4%
Average Sales Price*	—	\$240,000	—	\$142,500	\$240,000	+ 68.4%
Percent of List Price Received*	—	96.0%	—	96.7%	96.0%	- 0.7%
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	2.3	0.8	- 65.2%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

