

# Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®



## Loveland

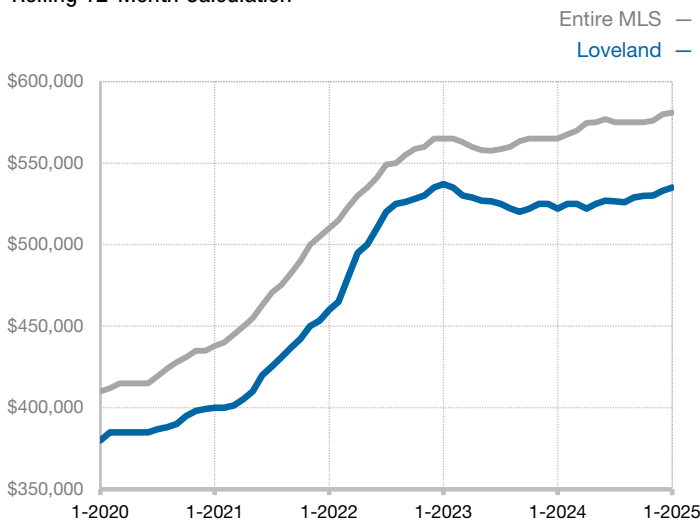
Key Metrics	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
New Listings	99	121	+ 22.2%	99	121	+ 22.2%
Closed Sales	76	61	- 19.7%	76	61	- 19.7%
Median Sales Price*	\$495,000	<b>\$490,000</b>	- 1.0%	\$495,000	<b>\$490,000</b>	- 1.0%
Average Sales Price*	\$527,309	<b>\$557,621</b>	+ 5.7%	\$527,309	<b>\$557,621</b>	+ 5.7%
Percent of List Price Received*	99.6%	<b>98.1%</b>	- 1.5%	99.6%	<b>98.1%</b>	- 1.5%
Days on Market Until Sale	57	<b>79</b>	+ 38.6%	57	<b>79</b>	+ 38.6%
Inventory of Homes for Sale	140	<b>189</b>	+ 35.0%	--	--	--
Months Supply of Inventory	1.4	<b>2.0</b>	+ 42.9%	--	--	--

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

Key Metrics	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
New Listings	20	32	+ 60.0%	20	32	+ 60.0%
Closed Sales	13	13	0.0%	13	13	0.0%
Median Sales Price*	\$383,680	<b>\$419,900</b>	+ 9.4%	\$383,680	<b>\$419,900</b>	+ 9.4%
Average Sales Price*	\$394,946	<b>\$438,743</b>	+ 11.1%	\$394,946	<b>\$438,743</b>	+ 11.1%
Percent of List Price Received*	98.9%	<b>98.9%</b>	0.0%	98.9%	<b>98.9%</b>	0.0%
Days on Market Until Sale	81	<b>110</b>	+ 35.8%	81	<b>110</b>	+ 35.8%
Inventory of Homes for Sale	67	<b>64</b>	- 4.5%	--	--	--
Months Supply of Inventory	2.7	<b>2.8</b>	+ 3.7%	--	--	--

\* 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

