

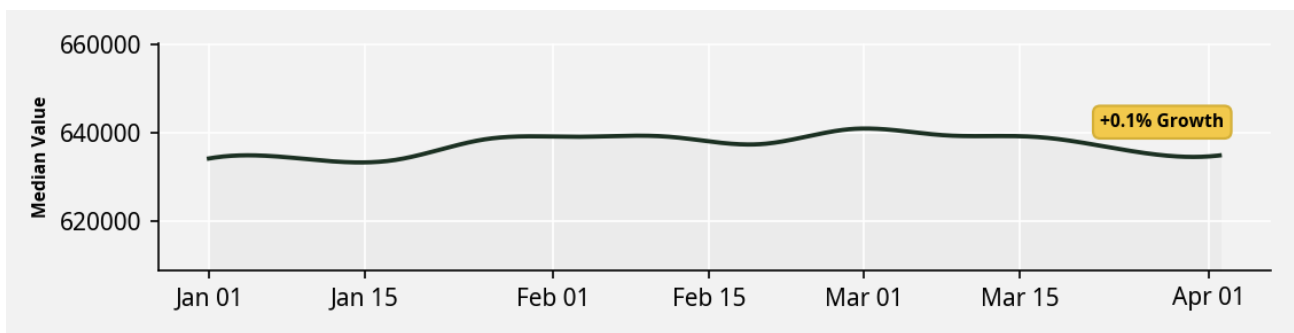
Cherry Creek South Market Report

Denver, Colorado • January 1, 2026 - March 31, 2026

Home values a modest increase (+0.1%) over the past 3 months. The Cherry Creek South market continues to show unique opportunities for both buyers and sellers as we move into the new year.

MARKET INSIGHTS

Home Values Are Rising in Cherry Creek South



MEDIAN HOME VALUE

\$634,900

Rising market trend

SALES ACTIVITY

33 homes sold

Total Q1 volume

SELLING SPEED

51 days

Median list-to-pending

PRICING ACCURACY

99.3%

Avg sale-to-list ratio

NEIGHBORHOOD PROFILE: Average age: 42 years | Average income: \$115,000

WHAT THIS MEANS FOR YOU

For Sellers:

With values being a modest increase, it's a strategic time to list. Homes are moving in 51 days on average, typically reaching 99.3% of asking price.

For Buyers:

Market conditions offer quality inventory in Cherry Creek South. Be prepared for a 51-day average turnaround when making offers.