



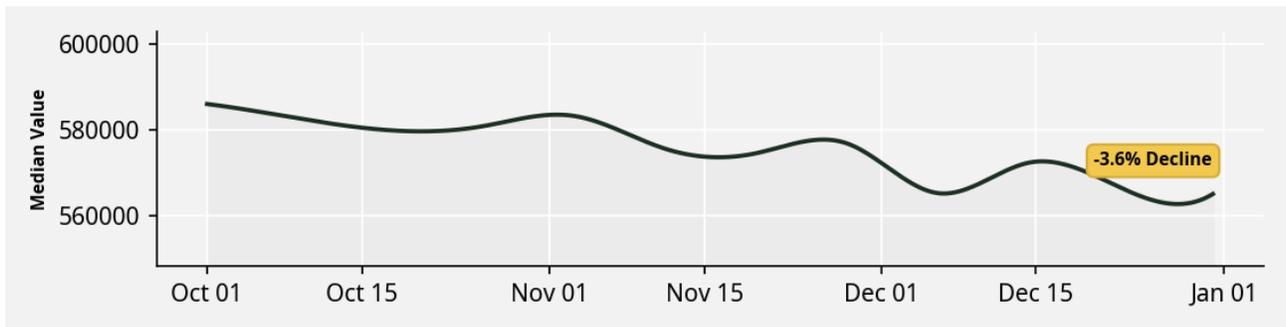
City Park West Market Report

Denver, Colorado • October 1 – December 31, 2025

Home values a slight decline (-3.6%) over the past 3 months. The current shift in City Park West presents a unique window for buyers to find value in a neighborhood with long-term appeal.

MARKET INSIGHTS

Home Values Are Declining in City Park West



MEDIAN HOME VALUE

\$565,000

Declining market trend

SALES ACTIVITY

17 homes sold

Total Q4 volume

SELLING SPEED

85 days

Median list-to-pending

PRICING ACCURACY

98.0%

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 slight decline, it's a strategic time to list. Homes are moving in 85 days on average, typically reaching 98.0% of asking price.

For Buyers:

Market conditions offer quality inventory in City Park West. Be prepared for a 85-day average turnaround when making offers.