

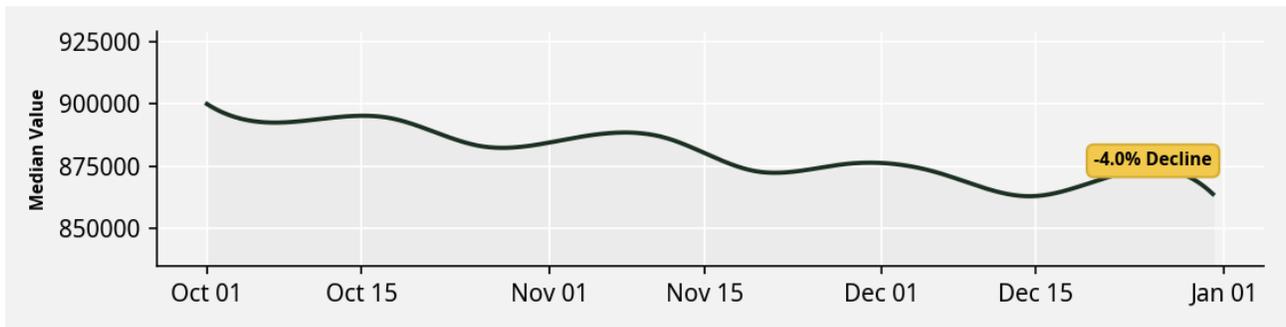
Morrison Market Report

Denver, Colorado • October 1 – December 31, 2025

Home values a slight decline (-4.0%) over the past 3 months. As the market adjusts, Morrison offers a more accessible entry point for those looking to establish roots in this community.

MARKET INSIGHTS

Home Values Are Declining in Morrison



MEDIAN HOME VALUE

\$863,950

Declining market trend

SALES ACTIVITY

109 homes sold

Total Q4 volume

SELLING SPEED

89 days

Median list-to-pending

PRICING ACCURACY

97.0%

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 89 days on average, typically reaching 97.0% of asking price.

For Buyers:

Market conditions offer quality inventory in Morrison. Be prepared for a 89-day average turnaround when making offers.