



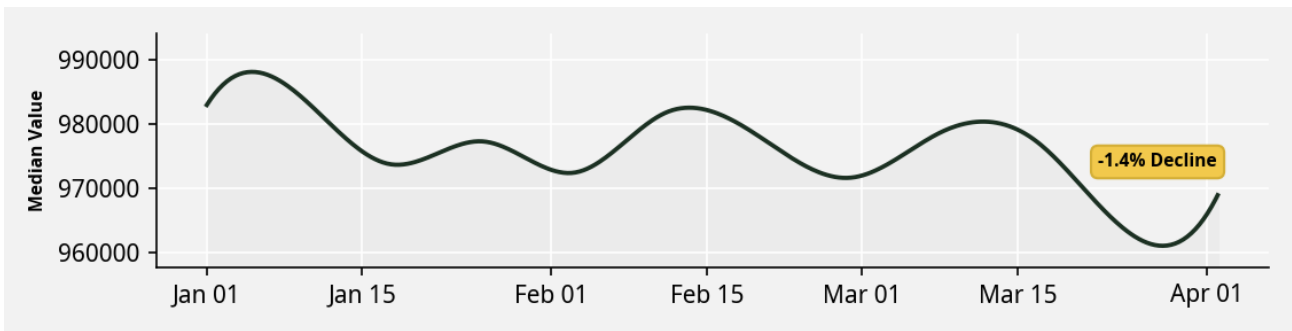
North Park Hill Market Report

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

Home values a slight decline (-1.4%) over the past 3 months. The North Park Hill market continues to show unique opportunities for both buyers and sellers as we move into the new year.

MARKET INSIGHTS

Home Values Are Declining in North Park Hill



MEDIAN HOME VALUE

\$968,900

Declining market trend

SALES ACTIVITY

13 homes sold

Total Q1 volume

SELLING SPEED

31 days

Median list-to-pending

PRICING ACCURACY

97.2%

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 31 days on average, typically reaching 97.2% of asking price.

For Buyers:

Market conditions offer quality inventory in North Park Hill. Be prepared for a 31-day average turnaround when making offers.