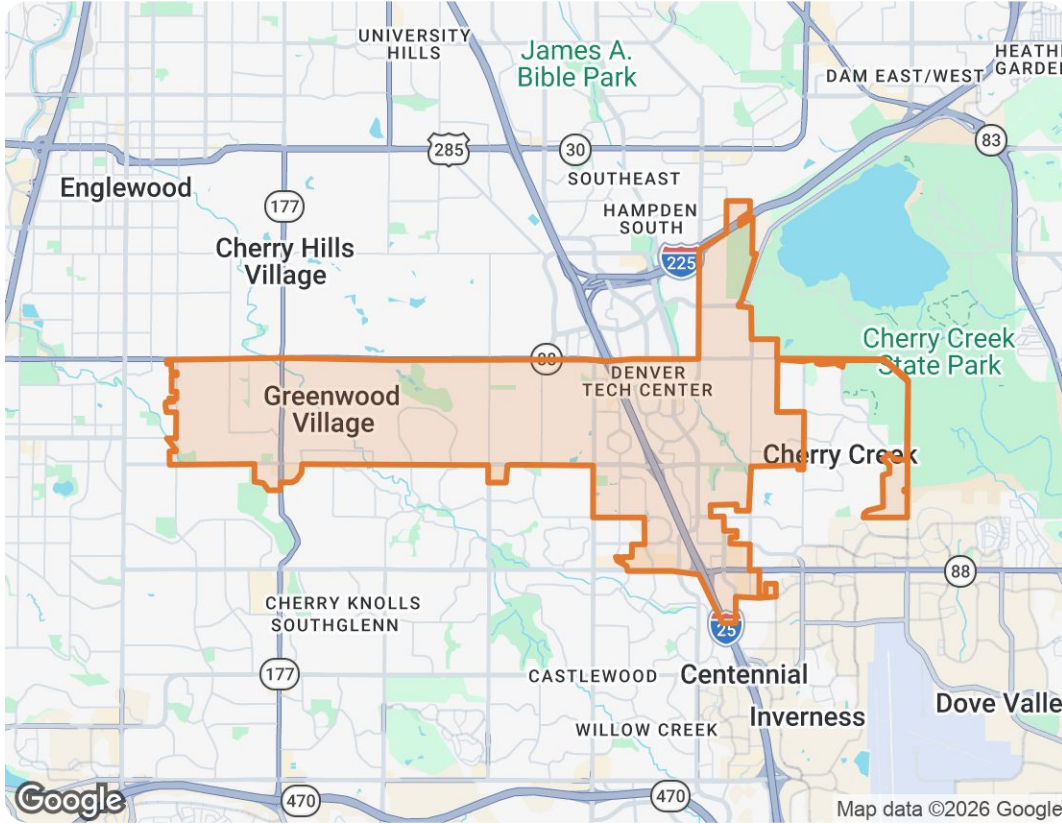


Greenwood Village, Colorado



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Greenwood Village, Colorado

Market Trends

Market Trends for Greenwood Village, Colorado

Single Family + Condo/Townhouse/Apt.

May 2026

Market Type

Seller's Market

Balanced Market

Buyer's Market

Key Details

<p>Months of Inventory</p> <p>3.63</p> <p>↑ 1.97% MoM</p>	<p>Sold to List Price %</p> <p>96.9%</p> <p>↓ 0.13% MoM</p>	<p>Median Days in RPR</p> <p>17</p> <p>↓ 5.56% MoM</p>	<p>Median Sold Price</p> <p>\$1,570,000</p> <p>↑ 4.67% MoM</p>
--	--	---	---

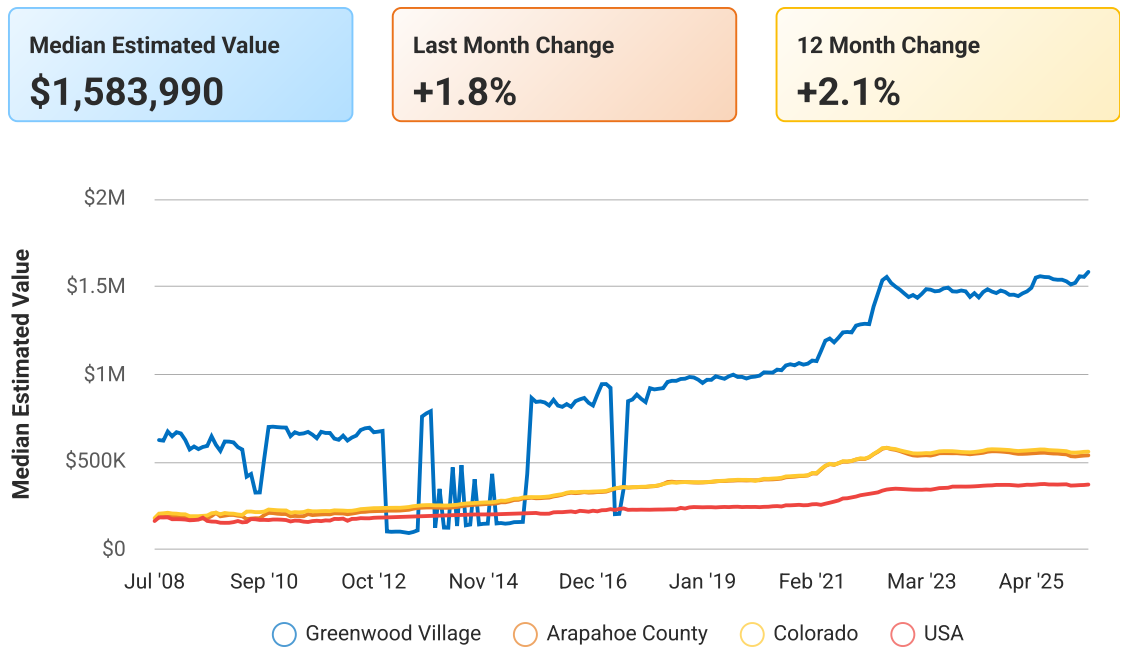
May 2026 Median Estimated Property Value

Single Family + Condo/Townhouse/Apt.

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Source: Public records, and MLS sources where licensed

Update Frequency: Monthly



Greenwood Village, Colorado

May 2026 Active Listings

Greenwood Village, Colorado

Single Family + Condo/Townhouse/Apt.

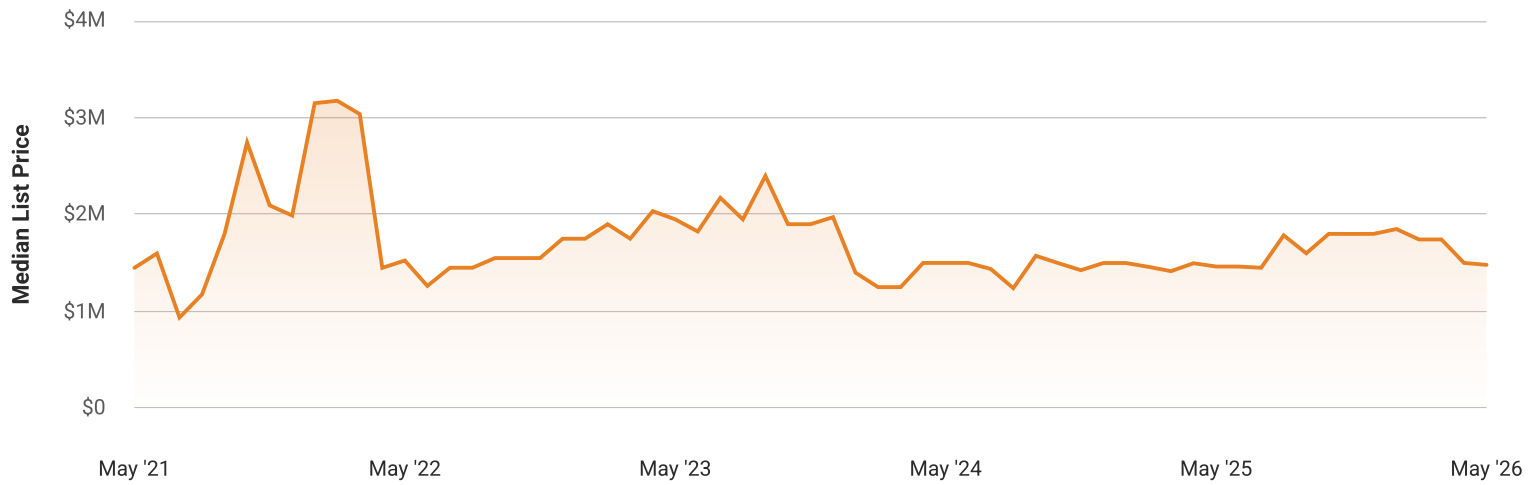
This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - \$1,480,000

↓ 1.3% Month over Month



Greenwood Village, Colorado

May 2026 Sold Listings

Greenwood Village, Colorado

Single Family + Condo/Townhouse/Apt.

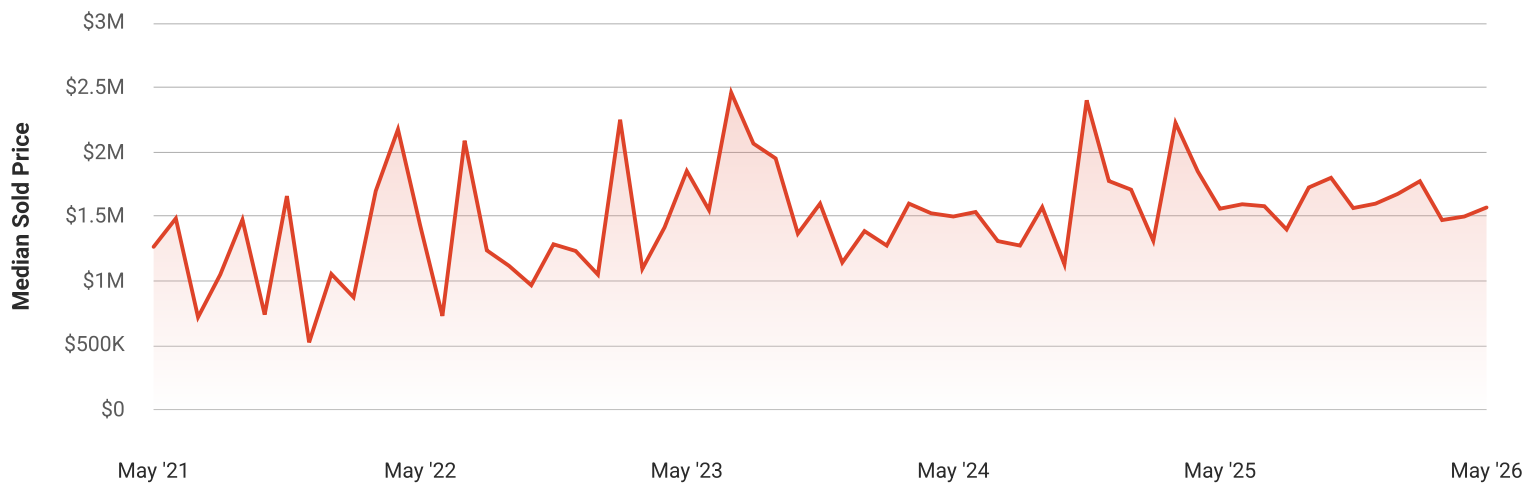
This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources

Update Frequency: Monthly

Median Sold Price - \$1,570,000

↑ 4.7% Month over Month



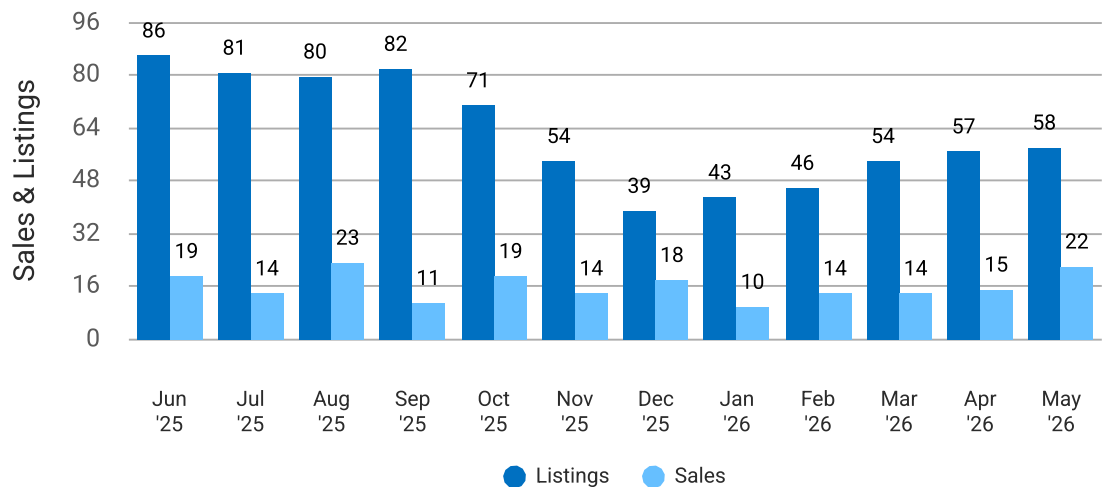
Total Sales and Active Listings in Greenwood Village, Colorado

Single Family + Condo/Townhouse/Apt.

This graph compares the number of sales with the number of active listings in the local market.

Source: MLS data where licensed

Update Frequency: Monthly



Greenwood Village, Colorado

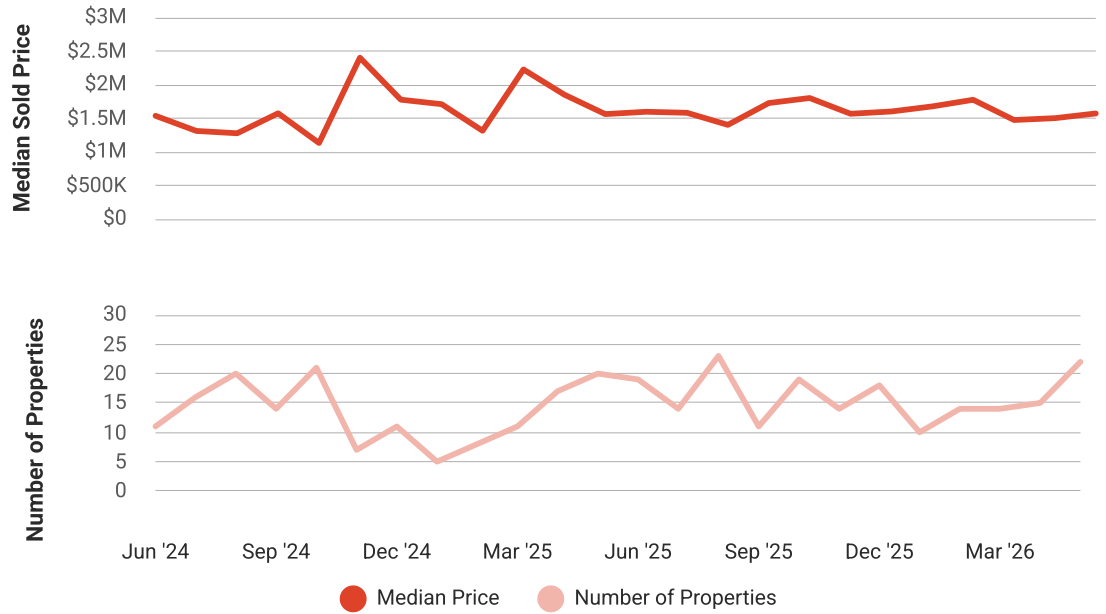
Median Sold Price vs Sold Listings in Greenwood Village, Colorado

Single Family + Condo/Townhouse/Apt.

This chart compares the trend of median sold price and number of sold listings for the given location.

Source: Listing Data

Update Frequency: Monthly



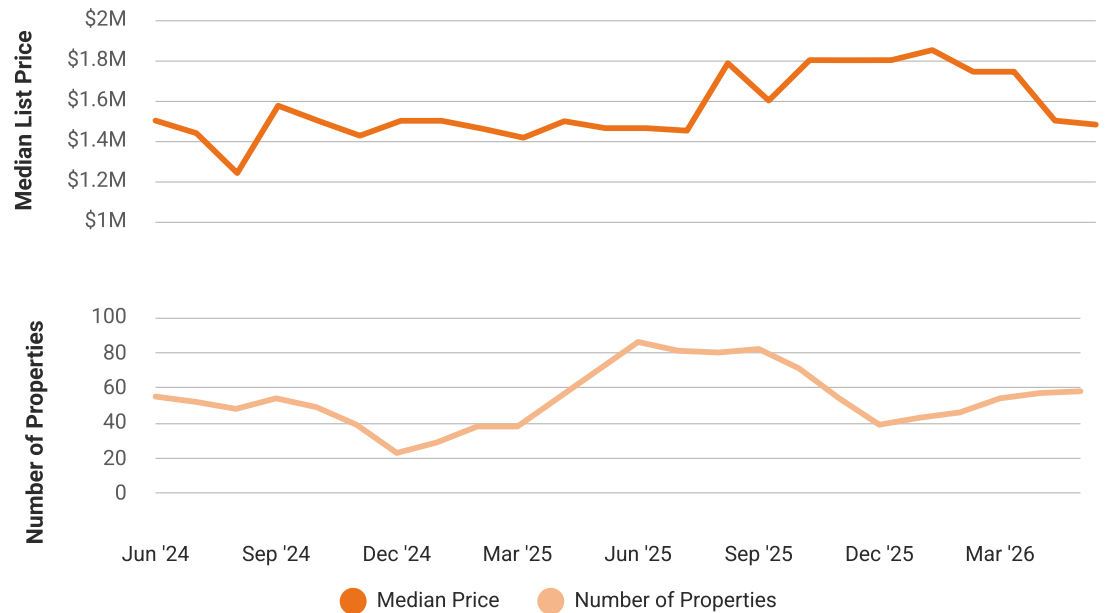
Median List Price vs Active Listings in Greenwood Village, Colorado

Single Family + Condo/Townhouse/Apt.

This chart compares the trend of median list price and number of active properties for the given location.

Source: Listing Data

Update Frequency: Monthly



Market Snapshot

Value and Price Changes

	Current	Last Month	Last 3 Months	Last 12 Months	Last 24 Months	Last 36 Months
Median Est. Property Value Last Updated: 5/31/2026	\$1,583,990	\$1,555,600 +1.83%	\$1,521,490 +4.11%	\$1,551,110 +2.12%	\$1,468,920 +7.83%	\$1,482,560 +6.84%
Median Sold Price Last Updated: 5/31/2026	\$1,570,000	\$1,500,000 +4.67%	\$1,773,500 -11.47%	\$1,560,500 +0.61%	\$1,500,000 +4.67%	\$1,852,500 -15.25%
Median List Price Last Updated: 5/31/2026	\$1,480,000	\$1,500,000 -1.33%	\$1,742,500 -15.06%	\$1,462,500 +1.2%	\$1,500,000 -1.33%	\$1,950,000 -24.1%

About this Data: Because some brokerages may choose not to include their MLS listing content within the RPR platform, the analysis contained in this report may not have been created using all the available listing data within this geographical market.
 Median estimated property values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The Metrics displayed here reflect **All Residential Single Family, Condo, Townhouse and Apartment properties** data.

Market Activity

Market Activity Filters

Sort Order: Date

Maximum Properties Per Change Type: 10

Change Types: New Listings, Pending, Closed, Distressed

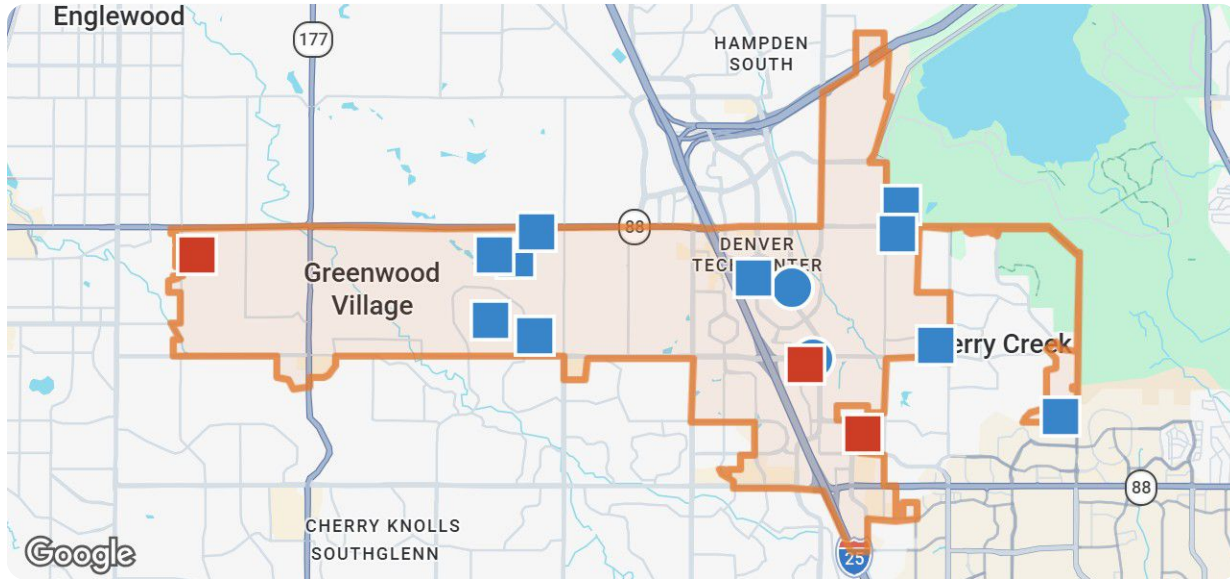
Property Types: Single Family, Condo/Townhouse/Apt

Property Features: Sale Price: Any, Lease Price: Any, Beds: Any, Baths: Any, Living Area: Any, Lot Size (acre): Any, Year Built: Any

Greenwood Village, Colorado

Summary

For Sale Activity in the Last 3 Months



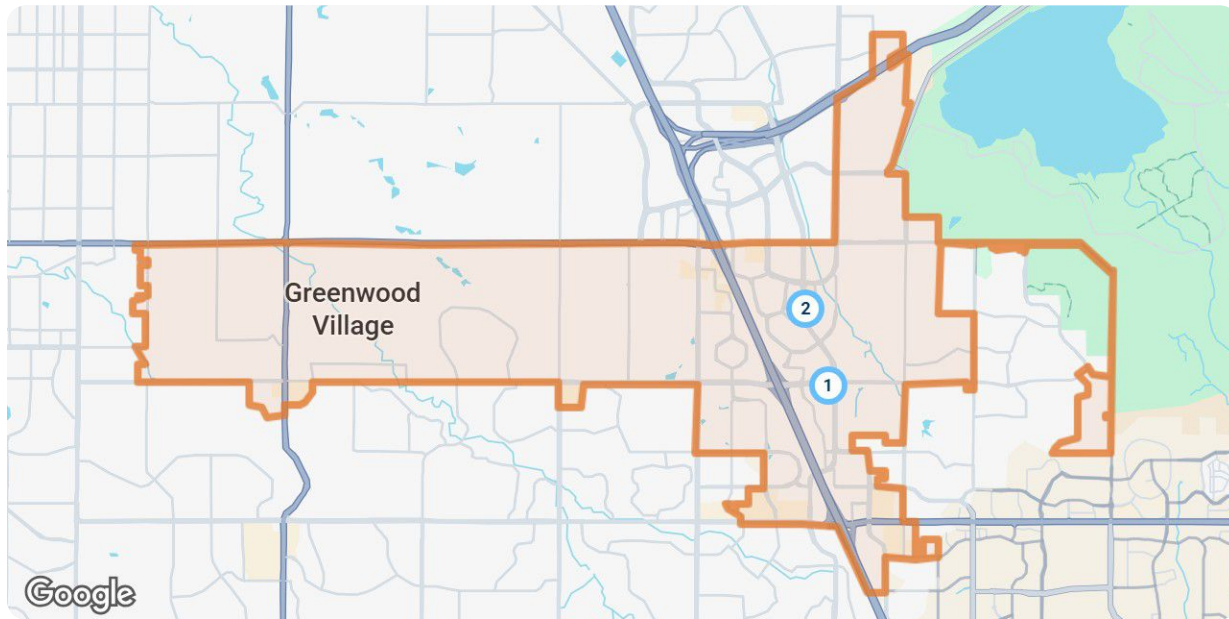
	New	Closed	Distressed
Number of Properties	2	10	2
Lowest Listing Price / Est.Value	\$339,000	\$642,000	\$355,340
Median Listing Price / Est.Value	\$369,400	\$1,365,000	\$1,341,925
Highest Listing Price / Est.Value	\$399,800	\$3,100,000	\$2,328,510
Average Price / sqft	\$404	\$494	\$595
Median Price / sqft	\$404	\$430	\$595
Average Days in RPR	70	-	-
Median Days in RPR	70	-	-
Total Volume	\$738,800	\$14,630,000	\$2,683,850
Source	Listings	Public Records & Listings	Public Records & Listings



Market Activity Breakdown



New

Source: Listings



Legend

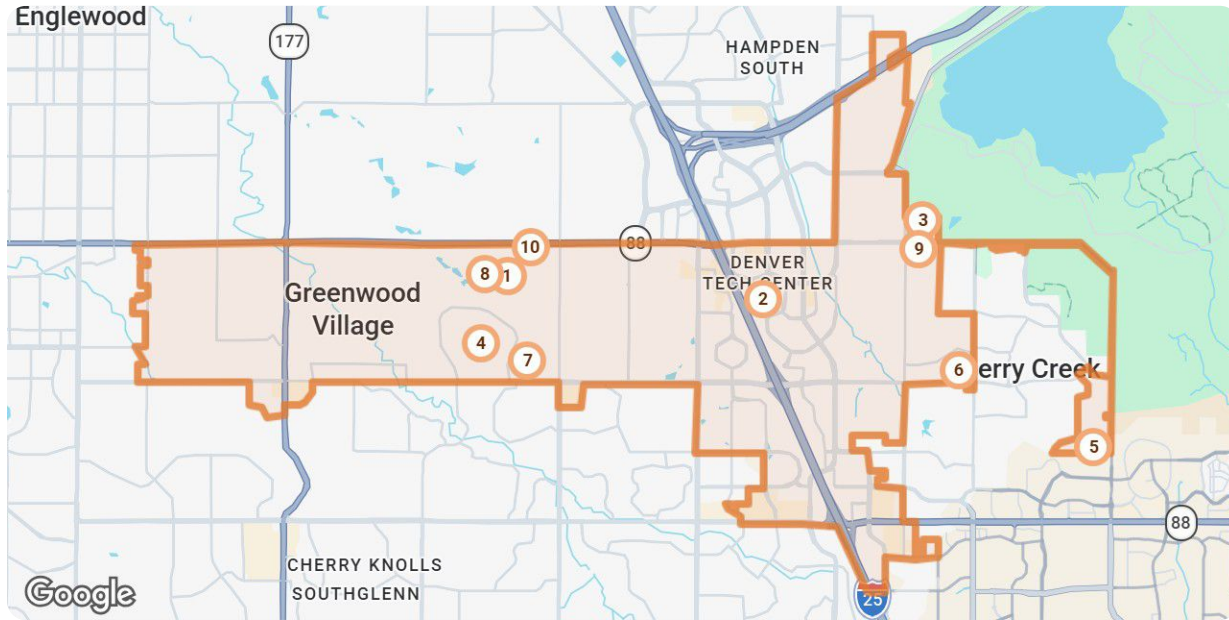
● Active For Sale

New: 2 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size	Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft
1	 <p>5930 S Willow Way, Greenwood Village, CO 80111 MLS ID: 1056691 ● Active / For Sale</p> <p><i>Listing Courtesy of Lon and Associates</i></p>	Condo/Townhouse/Apt.	2/2	1,034	871 sqft	1974	4/8/2026 62 days	\$339,000 \$328/sq ft
2	 <p>5401 S Park Terrace Ave, Unit 104B, Greenwood Village, CO 80111 MLS ID: 1054657 ● Active / For Sale</p> <p><i>Listing Courtesy of A. Stephen & Co. Inc.</i></p>	Condo/Townhouse/Apt.	1/1	834	-	2004	3/24/2026 77 days	\$399,800 \$479/sq ft

Greenwood Village, Colorado








Closed

Source: Public Records and Listings



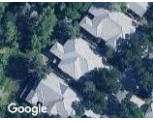

Legend

● Closed

Closed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / \$ Per Sq Ft	List to Sold Price %
	 <p>11835 E Fair Ave, Greenwood Village, CO 80111 ■ Closed / Public Record</p>	Condo/Townhouse/Apt.	3/4	2,071	3,485 sqft / 2005	5/29/2026 / - days	\$642,000 / \$314/sq ft	-
	 <p>2305 Cherryville Rd, Greenwood Village, CO 80121 ■ Closed / Public Record</p>	Single Family	3/4	3,509	0.91 acres / 1958	5/28/2026 / - days	\$3,100,000 / \$939/sq ft	-
	 <p>5818 S Fulton Way, Greenwood Village, CO 80111 ■ Closed / Public Record</p>	Single Family	4/3	2,767	0.28 acres / 1974	5/28/2026 / - days	\$1,265,000 / \$470/sq ft	-
	 <p>5441 S Clinton Ct, Greenwood Village, CO 80111 ■ Closed / Public Record</p>	Single Family	3/4	3,364	0.51 acres / 1970	5/27/2026 / - days	\$1,850,000 / \$577/sq ft	-
	 <p>11866 E Fair Ave, Greenwood Village, CO 80111 ■ Closed / Public Record</p>	Condo/Townhouse/Apt.	3/4	2,285	3,049 sqft / 2005	5/27/2026 / - days	\$686,000 / \$299/sq ft	-
	 <p>9177 E Tufts Pl, Greenwood Village, CO 80111 ■ Closed / Public Record</p>	Single Family	3/4	1,953	0.32 acres / 1963	5/21/2026 / - days	\$787,000 / \$401/sq ft	-
	 <p>6575 E Ida Ave, Greenwood Village, CO 80111 ■ Closed / Public Record</p>	Single Family	3/6	6,084	0.86 acres / 1981	5/20/2026 / - days	\$2,200,000 / \$414/sq ft	-

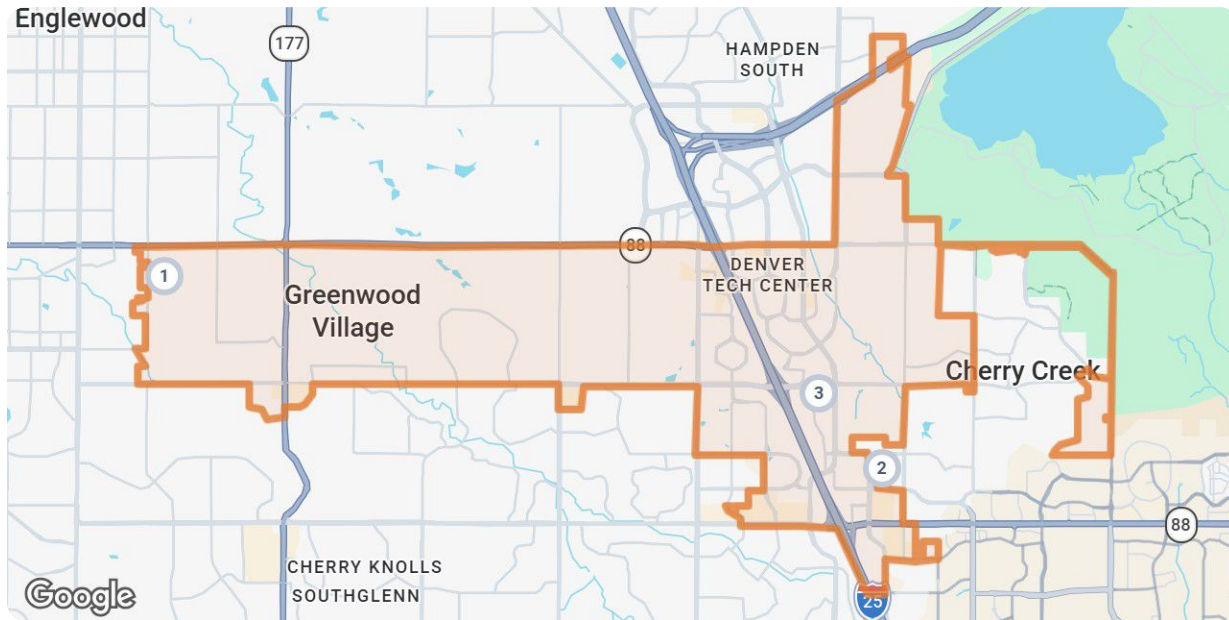


Greenwood Village, Colorado

Closed: 10 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	Closed Date / Days in RPR	Closed Price / \$ Per Sq Ft	List to Sold Price %
	8 16 Blue Heron Dr, Greenwood Village, CO 80121 Closed / Public Record	Single Family	2/4	2,447	8,102 sqft 1993	5/18/2026 - days	\$1,945,000 \$796/sq ft	-
	9 5444 Dtc Pkwy, Greenwood Village, CO 80111 Closed / Public Record	Condo/Townhouse/Apt.	3/3	1,920	1,864 sqft 2007	5/18/2026 - days	\$690,000 \$373/sq ft	-
	10 9880 E Chenango Ave, Greenwood Village, CO 80111 Closed / Public Record	Single Family	5/4	2,834	0.28 acres 1970	5/14/2026 - days	\$1,465,000 \$515/sq ft	-



Distressed

Source: Public Records and Listings



Legend

- Off Market, Hold, Withdrawn, Expired, or Canceled

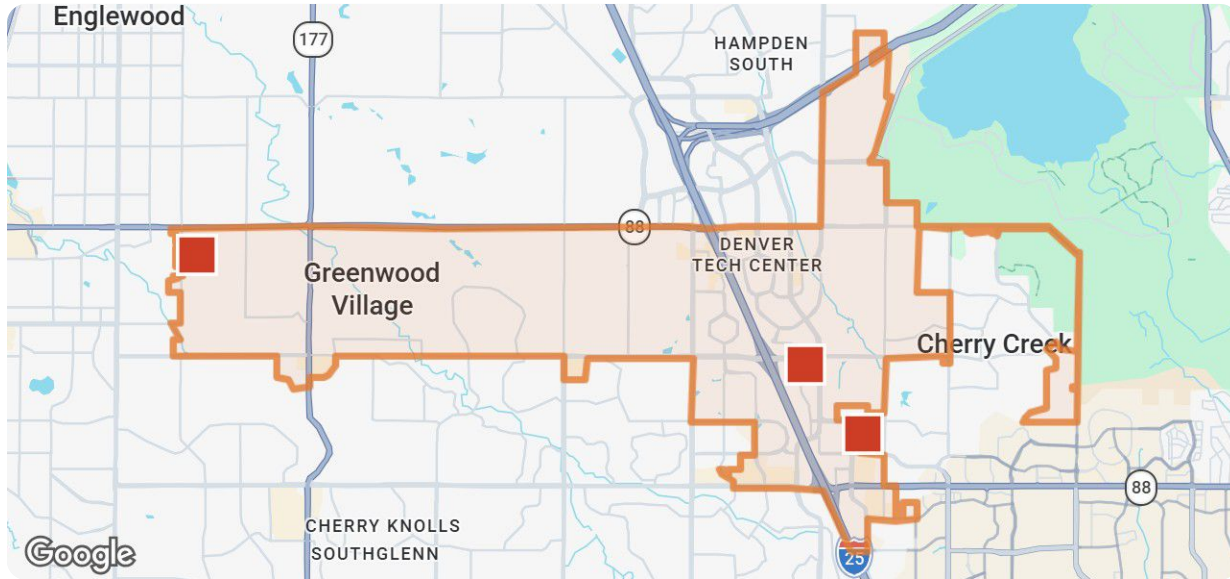
Distressed: 2 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft	Distressed Date / Type
	1 4 Windover Rd, Greenwood Village, CO 80121 Off Market / Public Record	Single Family	3/3	2,994	0.76 acres 1979	- days	- \$778/sq ft	5/12/2026 Notice of Default
	2 6380 S Boston St, #7271, Greenwood Village, CO 80111 Off Market / Public Record	Condo/Townhouse/Apt.	2/2	863	- 1988	- days	- \$412/sq ft	5/11/2026 Notice of Default



Greenwood Village, Colorado

Summary

For Lease Activity in the Last 3 Months



Legend

■ Distressed

	Distressed
Number of Properties	2
Lowest Listing Price / Est.Value	\$355,340
Median Listing Price / Est.Value	\$1,341,925
Highest Listing Price / Est.Value	\$2,328,510
Average Price / sqft	\$595
Median Price / sqft	\$595
Average Days in RPR	-
Median Days in RPR	-
Total Volume	\$2,683,850

Source

Public Records & Listings

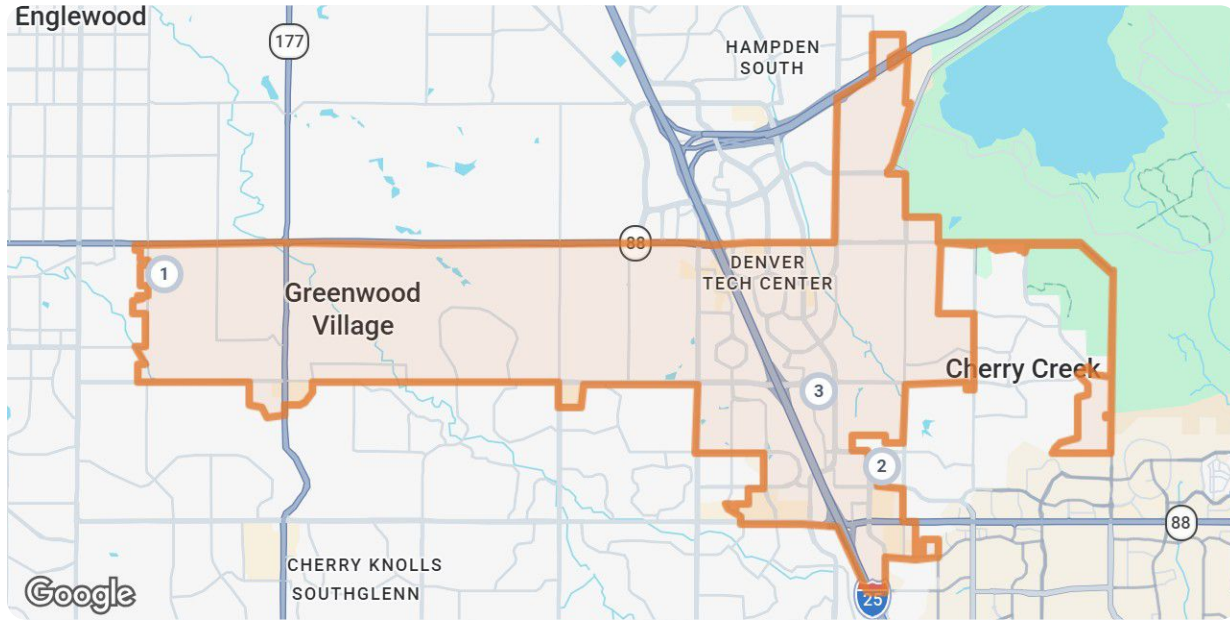




Greenwood Village, Colorado

Market Activity Breakdown

Distressed

Source: Public Records and Listings



Distressed: 2 properties		Property Type	Beds / Baths	Living Area (sq ft)	Lot Size / Year Built	List Date / Days in RPR	List Price / \$ Per Sq Ft	Distressed Date / Type
1	 <p>4 Windover Rd, Greenwood Village, CO 80121 ■ Off Market / Public Record</p>	Single Family	3/3	2,994	0.76 acres 1979	- - days	- \$778/sq ft	5/12/2026 Notice of Default
2	 <p>6380 S Boston St, #7271, Greenwood Village, CO 80111 ■ Off Market / Public Record</p>	Condo/Townhouse/Apt.	2/2	863	- 1988	- - days	- \$412/sq ft	5/11/2026 Notice of Default



Greenwood Village, Colorado

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