

Local Market Update for February 2024

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Kit Carson County

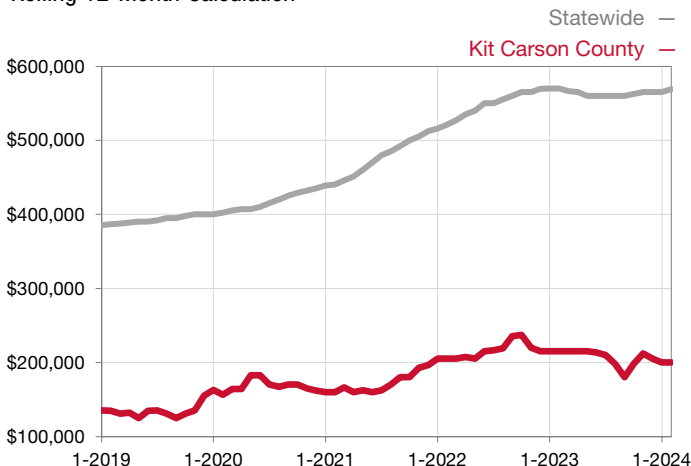
Single Family	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
Key Metrics						
New Listings	4	7	+ 75.0%	7	11	+ 57.1%
Sold Listings	2	1	- 50.0%	5	4	- 20.0%
Median Sales Price*	\$187,500	\$80,000	- 57.3%	\$215,000	\$150,000	- 30.2%
Average Sales Price*	\$187,500	\$80,000	- 57.3%	\$248,000	\$158,333	- 36.2%
Percent of List Price Received*	98.9%	88.9%	- 10.1%	96.0%	87.9%	- 8.4%
Days on Market Until Sale	166	148	- 10.8%	137	57	- 58.4%
Inventory of Homes for Sale	24	26	+ 8.3%	--	--	--
Months Supply of Inventory	4.6	6.6	+ 43.5%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
Key Metrics						
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

