

# Local Market Update for April 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



## Custer County

Contact the Royal Gorge Association of REALTORS® for more detailed statistics or to find a REALTOR® in the area.

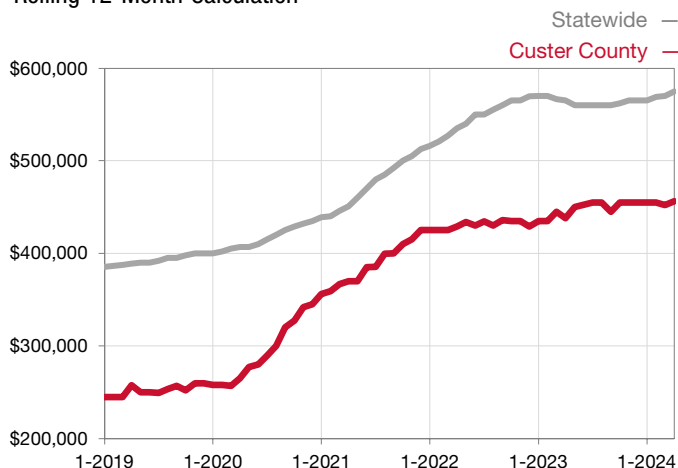
| Single Family                   | April     |           |                                   | Year to Date |              |                                   |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics                     | 2023      | 2024      | Percent Change from Previous Year | Thru 04-2023 | Thru 04-2024 | Percent Change from Previous Year |
| New Listings                    | 16        | 18        | + 12.5%                           | 55           | 69           | + 25.5%                           |
| Sold Listings                   | 14        | 10        | - 28.6%                           | 52           | 30           | - 42.3%                           |
| Median Sales Price*             | \$410,000 | \$560,000 | + 36.6%                           | \$502,500    | \$539,000    | + 7.3%                            |
| Average Sales Price*            | \$483,929 | \$616,500 | + 27.4%                           | \$646,706    | \$600,547    | - 7.1%                            |
| Percent of List Price Received* | 95.1%     | 96.2%     | + 1.2%                            | 94.1%        | 96.3%        | + 2.3%                            |
| Days on Market Until Sale       | 170       | 182       | + 7.1%                            | 122          | 147          | + 20.5%                           |
| Inventory of Homes for Sale     | 67        | 84        | + 25.4%                           | --           | --           | --                                |
| Months Supply of Inventory      | 4.7       | 8.3       | + 76.6%                           | --           | --           | --                                |

\* 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                 | April     |      |                                   | Year to Date |              |                                   |
|---------------------------------|-----------|------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics                     | 2023      | 2024 | Percent Change from Previous Year | Thru 04-2023 | Thru 04-2024 | Percent Change from Previous Year |
| New Listings                    | 0         | 0    | --                                | 1            | 0            | - 100.0%                          |
| Sold Listings                   | 2         | 0    | - 100.0%                          | 2            | 0            | - 100.0%                          |
| Median Sales Price*             | \$250,000 | \$0  | - 100.0%                          | \$250,000    | \$0          | - 100.0%                          |
| Average Sales Price*            | \$250,000 | \$0  | - 100.0%                          | \$250,000    | \$0          | - 100.0%                          |
| Percent of List Price Received* | 100.0%    | 0.0% | - 100.0%                          | 100.0%       | 0.0%         | - 100.0%                          |
| Days on Market Until Sale       | 261       | 0    | - 100.0%                          | 261          | 0            | - 100.0%                          |
| Inventory of Homes for Sale     | 0         | 0    | --                                | --           | --           | --                                |
| Months Supply of Inventory      | 0.0       | 0.0  | --                                | --           | --           | --                                |

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Median Sales Price – Single Family  
Rolling 12-Month Calculation



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

