

# Local Market Update for July 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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## Kit Carson County

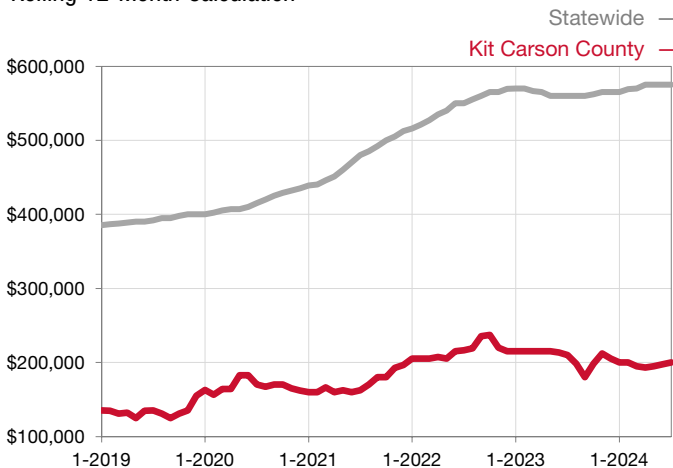
Single Family	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	6	4	- 33.3%	39	43	+ 10.3%
Sold Listings	4	7	+ 75.0%	27	27	0.0%
Median Sales Price*	\$158,500	<b>\$268,000</b>	+ 69.1%	\$210,000	<b>\$205,000</b>	- 2.4%
Average Sales Price*	\$156,750	<b>\$274,357</b>	+ 75.0%	\$206,130	<b>\$222,194</b>	+ 7.8%
Percent of List Price Received*	93.8%	<b>96.3%</b>	+ 2.7%	93.7%	<b>94.6%</b>	+ 1.0%
Days on Market Until Sale	93	71	- 23.7%	111	105	- 5.4%
Inventory of Homes for Sale	28	27	- 3.6%	--	--	--
Months Supply of Inventory	6.3	6.8	+ 7.9%	--	--	--

\* 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	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Average Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>0.0%</b>	--
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

