

Local Market Update for August 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

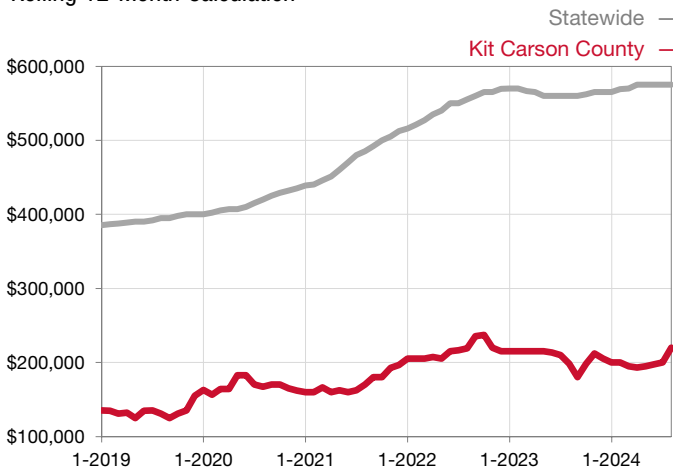
Single Family	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Key Metrics						
New Listings	7	10	+ 42.9%	46	53	+ 15.2%
Sold Listings	2	6	+ 200.0%	29	33	+ 13.8%
Median Sales Price*	\$115,000	\$275,000	+ 139.1%	\$200,000	\$219,000	+ 9.5%
Average Sales Price*	\$115,000	\$275,333	+ 139.4%	\$199,845	\$232,158	+ 16.2%
Percent of List Price Received*	86.1%	97.7%	+ 13.5%	93.2%	95.2%	+ 2.1%
Days on Market Until Sale	100	114	+ 14.0%	110	107	- 2.7%
Inventory of Homes for Sale	28	32	+ 14.3%	--	--	--
Months Supply of Inventory	7.0	7.4	+ 5.7%	--	--	--

* 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	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	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

