

# Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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## Kit Carson County

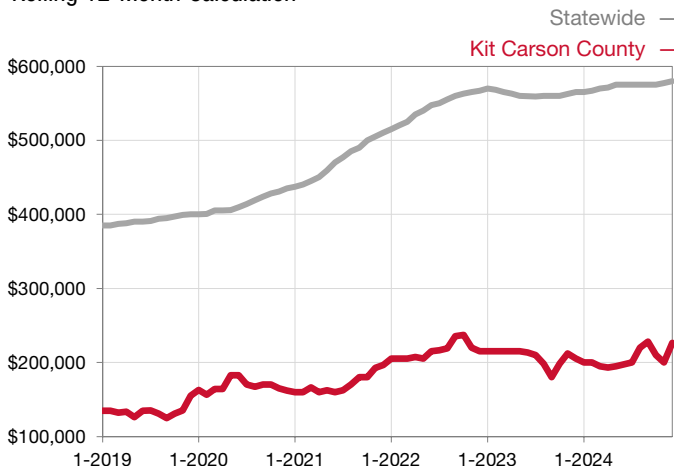
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	1	2	+ 100.0%	65	74	+ 13.8%
Sold Listings	4	5	+ 25.0%	48	45	- 6.3%
Median Sales Price*	\$175,000	<b>\$263,500</b>	+ 50.6%	\$205,000	<b>\$226,500</b>	+ 10.5%
Average Sales Price*	\$173,125	<b>\$304,500</b>	+ 75.9%	\$215,823	<b>\$251,990</b>	+ 16.8%
Percent of List Price Received*	94.1%	<b>97.9%</b>	+ 4.0%	94.3%	<b>95.6%</b>	+ 1.4%
Days on Market Until Sale	17	102	+ 500.0%	88	104	+ 18.2%
Inventory of Homes for Sale	25	26	+ 4.0%	--	--	--
Months Supply of Inventory	6.3	6.9	+ 9.5%	--	--	--

\* 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	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	0	1	--	0	1	--
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	1	--	--	--	--
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

