

# Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®

## Gunnison County

Contact the Gunnison County Association of REALTORS® or Steamboat Springs Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

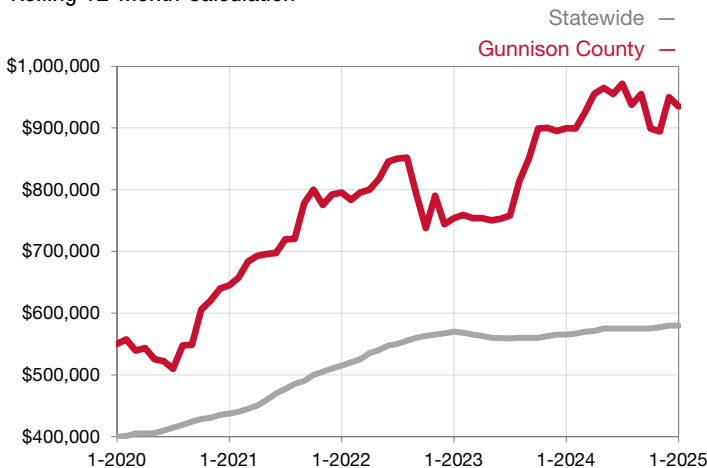
Single Family	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	15	11	- 26.7%	15	11	- 26.7%
Sold Listings	10	14	+ 40.0%	10	14	+ 40.0%
Median Sales Price*	\$1,782,000	<b>\$1,104,500</b>	- 38.0%	\$1,782,000	<b>\$1,104,500</b>	- 38.0%
Average Sales Price*	\$1,913,298	<b>\$1,959,214</b>	+ 2.4%	\$1,913,298	<b>\$1,959,214</b>	+ 2.4%
Percent of List Price Received*	95.8%	<b>93.3%</b>	- 2.6%	95.8%	<b>93.3%</b>	- 2.6%
Days on Market Until Sale	138	180	+ 30.4%	138	180	+ 30.4%
Inventory of Homes for Sale	103	85	- 17.5%	--	--	--
Months Supply of Inventory	5.3	5.2	- 1.9%	--	--	--

\* 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	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	14	20	+ 42.9%	14	20	+ 42.9%
Sold Listings	8	11	+ 37.5%	8	11	+ 37.5%
Median Sales Price*	\$507,450	<b>\$725,000</b>	+ 42.9%	\$507,450	<b>\$725,000</b>	+ 42.9%
Average Sales Price*	\$516,738	<b>\$917,500</b>	+ 77.6%	\$516,738	<b>\$917,500</b>	+ 77.6%
Percent of List Price Received*	96.7%	<b>96.1%</b>	- 0.6%	96.7%	<b>96.1%</b>	- 0.6%
Days on Market Until Sale	143	108	- 24.5%	143	108	- 24.5%
Inventory of Homes for Sale	82	77	- 6.1%	--	--	--
Months Supply of Inventory	6.4	5.3	- 17.2%	--	--	--

\* 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

