

# Local Market Update for April 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure  
Your Agent is a REALTOR®

Not all agents  
are the same!



## Custer County

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

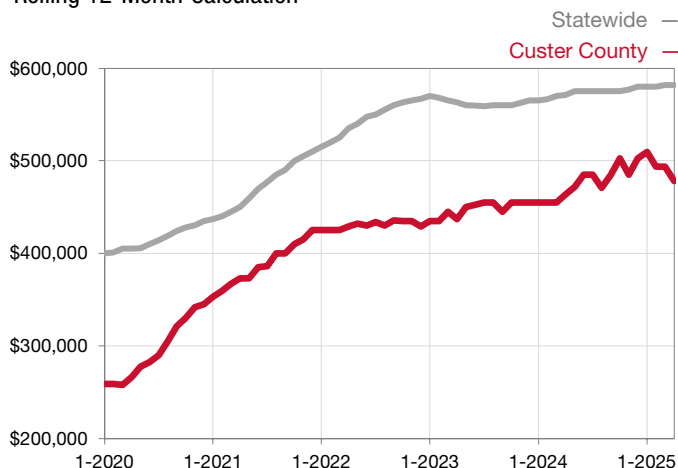
Single Family	April			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 04-2024	Thru 04-2025	Percent Change from Previous Year
New Listings	20	31	+ 55.0%	71	73	+ 2.8%
Sold Listings	10	7	- 30.0%	30	16	- 46.7%
Median Sales Price*	\$560,000	\$670,000	+ 19.6%	\$539,000	\$533,000	- 1.1%
Average Sales Price*	\$616,500	\$561,714	- 8.9%	\$600,547	\$552,594	- 8.0%
Percent of List Price Received*	96.2%	97.5%	+ 1.4%	96.3%	98.5%	+ 2.3%
Days on Market Until Sale	182	68	- 62.6%	147	125	- 15.0%
Inventory of Homes for Sale	93	139	+ 49.5%	--	--	--
Months Supply of Inventory	9.1	13.3	+ 46.2%	--	--	--

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	April			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 04-2024	Thru 04-2025	Percent Change from Previous Year
New Listings	0	1	--	0	1	--
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	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

