

Local Market Update for September 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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Chaffee County

Contact the REALTORS® of Central Colorado for more detailed local statistics or to find a REALTOR® in the area.

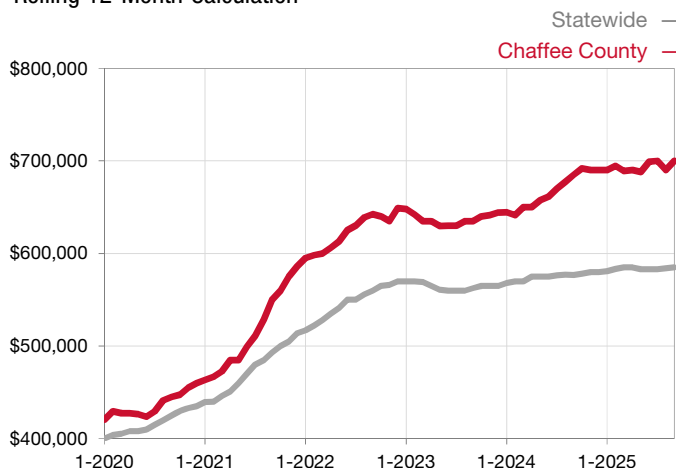
Single Family	September			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
New Listings	39	42	+ 7.7%	443	519	+ 17.2%
Sold Listings	35	40	+ 14.3%	265	284	+ 7.2%
Median Sales Price*	\$660,000	\$777,000	+ 17.7%	\$700,000	\$719,000	+ 2.7%
Average Sales Price*	\$721,298	\$951,996	+ 32.0%	\$770,287	\$804,497	+ 4.4%
Percent of List Price Received*	95.2%	96.8%	+ 1.7%	96.7%	97.2%	+ 0.5%
Days on Market Until Sale	82	68	- 17.1%	77	69	- 10.4%
Inventory of Homes for Sale	227	228	+ 0.4%	--	--	--
Months Supply of Inventory	7.9	7.3	- 7.6%	--	--	--

* 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	September			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
New Listings	6	11	+ 83.3%	103	138	+ 34.0%
Sold Listings	6	12	+ 100.0%	64	66	+ 3.1%
Median Sales Price*	\$527,500	\$624,250	+ 18.3%	\$559,875	\$613,500	+ 9.6%
Average Sales Price*	\$518,790	\$629,625	+ 21.4%	\$588,515	\$631,722	+ 7.3%
Percent of List Price Received*	98.4%	99.4%	+ 1.0%	98.2%	98.6%	+ 0.4%
Days on Market Until Sale	74	48	- 35.1%	74	66	- 10.8%
Inventory of Homes for Sale	40	59	+ 47.5%	--	--	--
Months Supply of Inventory	6.2	8.3	+ 33.9%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

