

Local Market Update for September 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure
Your Agent is a REALTOR®

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are the same!



Montrose County

Contact the Montrose Association of REALTORS® or Gunnison Country Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

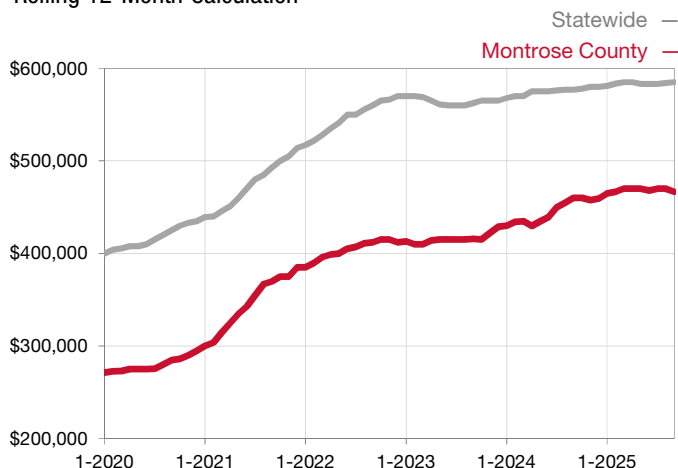
Single Family	September			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
New Listings	75	78	+ 4.0%	711	693	- 2.5%
Sold Listings	58	52	- 10.3%	456	440	- 3.5%
Median Sales Price*	\$505,000	\$452,500	- 10.4%	\$465,000	\$470,800	+ 1.2%
Average Sales Price*	\$512,064	\$504,198	- 1.5%	\$511,123	\$541,825	+ 6.0%
Percent of List Price Received*	97.8%	97.7%	- 0.1%	98.2%	97.7%	- 0.5%
Days on Market Until Sale	104	94	- 9.6%	107	99	- 7.5%
Inventory of Homes for Sale	224	241	+ 7.6%	--	--	--
Months Supply of Inventory	4.7	5.0	+ 6.4%	--	--	--

* 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	4	5	+ 25.0%	49	53	+ 8.2%
Sold Listings	1	3	+ 200.0%	22	28	+ 27.3%
Median Sales Price*	\$390,000	\$335,000	- 14.1%	\$330,000	\$336,750	+ 2.0%
Average Sales Price*	\$390,000	\$363,167	- 6.9%	\$336,570	\$342,078	+ 1.6%
Percent of List Price Received*	100.0%	98.5%	- 1.5%	98.9%	98.5%	- 0.4%
Days on Market Until Sale	53	61	+ 15.1%	51	77	+ 51.0%
Inventory of Homes for Sale	10	18	+ 80.0%	--	--	--
Months Supply of Inventory	3.4	5.7	+ 67.6%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

