

# Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



## Chaffee County

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

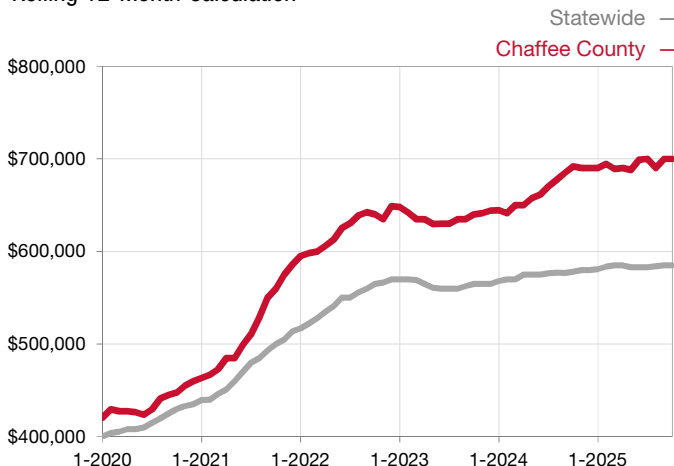
Single Family	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	36	39	+ 8.3%	479	558	+ 16.5%
Sold Listings	26	43	+ 65.4%	291	327	+ 12.4%
Median Sales Price*	\$792,500	\$725,000	- 8.5%	\$700,000	\$723,000	+ 3.3%
Average Sales Price*	\$879,712	\$792,302	- 9.9%	\$780,064	\$806,303	+ 3.4%
Percent of List Price Received*	98.0%	95.6%	- 2.4%	96.8%	97.0%	+ 0.2%
Days on Market Until Sale	103	96	- 6.8%	79	73	- 7.6%
Inventory of Homes for Sale	200	198	- 1.0%	--	--	--
Months Supply of Inventory	7.1	6.1	- 14.1%	--	--	--

\* 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	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	9	12	+ 33.3%	112	150	+ 33.9%
Sold Listings	8	7	- 12.5%	72	71	- 1.4%
Median Sales Price*	\$567,500	\$601,000	+ 5.9%	\$559,875	\$613,000	+ 9.5%
Average Sales Price*	\$579,375	\$586,357	+ 1.2%	\$587,500	\$629,241	+ 7.1%
Percent of List Price Received*	99.1%	99.5%	+ 0.4%	98.3%	98.7%	+ 0.4%
Days on Market Until Sale	66	44	- 33.3%	73	65	- 11.0%
Inventory of Homes for Sale	35	54	+ 54.3%	--	--	--
Months Supply of Inventory	5.3	7.9	+ 49.1%	--	--	--

\* 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

