

# Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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are the same!



## Mesa County

Contact the Grand Junction Area REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

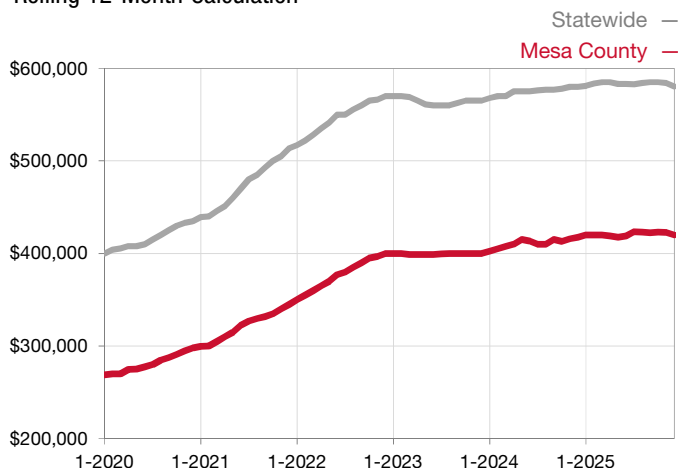
Single Family	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	146	127	- 13.0%	3,088	3,313	+ 7.3%
Sold Listings	194	174	- 10.3%	2,405	2,520	+ 4.8%
Median Sales Price*	\$421,611	<b>\$402,100</b>	- 4.6%	\$417,500	<b>\$420,000</b>	+ 0.6%
Average Sales Price*	\$456,483	<b>\$446,964</b>	- 2.1%	\$474,419	<b>\$482,600</b>	+ 1.7%
Percent of List Price Received*	98.4%	<b>97.8%</b>	- 0.6%	98.3%	<b>98.1%</b>	- 0.2%
Days on Market Until Sale	91	86	- 5.5%	81	85	+ 4.9%
Inventory of Homes for Sale	541	580	+ 7.2%	--	--	--
Months Supply of Inventory	2.7	2.8	+ 3.7%	--	--	--

\* 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	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	12	13	+ 8.3%	402	417	+ 3.7%
Sold Listings	24	20	- 16.7%	308	305	- 1.0%
Median Sales Price*	\$323,450	<b>\$310,500</b>	- 4.0%	\$304,000	<b>\$320,000</b>	+ 5.3%
Average Sales Price*	\$324,188	<b>\$299,769</b>	- 7.5%	\$313,761	<b>\$333,067</b>	+ 6.2%
Percent of List Price Received*	98.6%	<b>97.8%</b>	- 0.8%	98.6%	<b>98.4%</b>	- 0.2%
Days on Market Until Sale	100	104	+ 4.0%	75	83	+ 10.7%
Inventory of Homes for Sale	61	72	+ 18.0%	--	--	--
Months Supply of Inventory	2.4	2.8	+ 16.7%	--	--	--

\* 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

