

Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



Montezuma County

Contact the Four Corners Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

Single Family

Key Metrics	December			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	22	18	- 18.2%	420	445	+ 6.0%
Sold Listings	25	22	- 12.0%	277	275	- 0.7%
Median Sales Price*	\$342,000	\$395,500	+ 15.6%	\$374,000	\$410,000	+ 9.6%
Average Sales Price*	\$380,076	\$430,602	+ 13.3%	\$445,082	\$472,478	+ 6.2%
Percent of List Price Received*	95.2%	96.2%	+ 1.1%	96.9%	96.3%	- 0.6%
Days on Market Until Sale	109	122	+ 11.9%	109	114	+ 4.6%
Inventory of Homes for Sale	122	126	+ 3.3%	--	--	--
Months Supply of Inventory	5.3	5.5	+ 3.8%	--	--	--

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

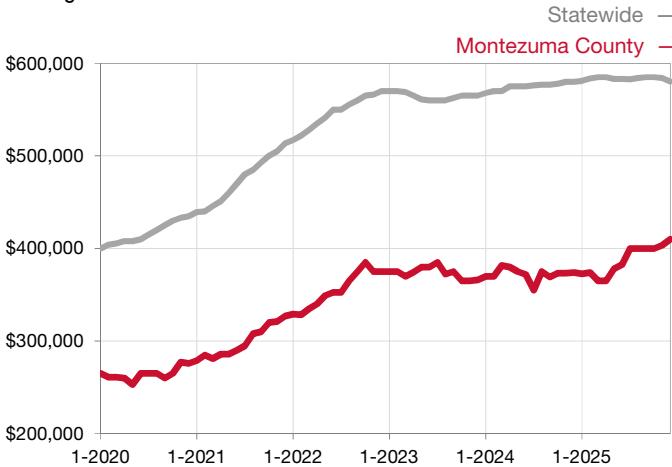
Townhouse/Condo

Key Metrics	December			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	0	3	--	15	10	- 33.3%
Sold Listings	1	1	0.0%	7	5	- 28.6%
Median Sales Price*	\$176,200	\$212,000	+ 20.3%	\$235,000	\$260,000	+ 10.6%
Average Sales Price*	\$176,200	\$212,000	+ 20.3%	\$232,564	\$268,200	+ 15.3%
Percent of List Price Received*	86.0%	88.3%	+ 2.7%	95.3%	97.4%	+ 2.2%
Days on Market Until Sale	140	91	- 35.0%	90	110	+ 22.2%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.9	3.0	+ 233.3%	--	--	--

* 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

