

Local Market Update for February 2026

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Gunnison County

Contact the Gunnison County Association of REALTORS® or Steamboat Springs Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

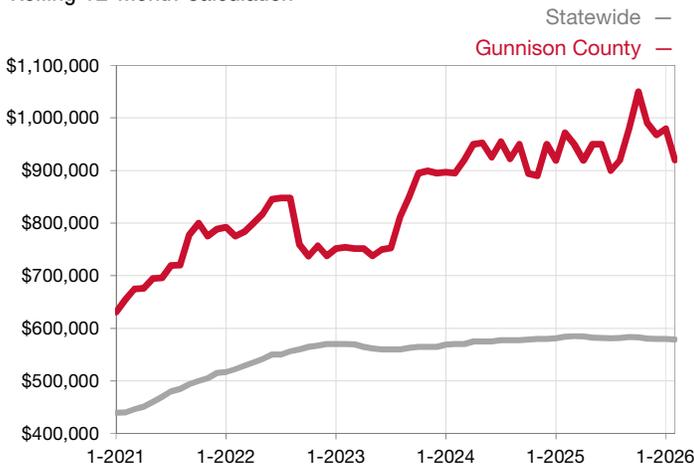
Single Family	February			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 02-2025	Thru 02-2026	Percent Change from Previous Year
Key Metrics						
New Listings	22	19	- 13.6%	35	36	+ 2.9%
Sold Listings	10	12	+ 20.0%	24	19	- 20.8%
Median Sales Price*	\$1,267,500	\$748,000	- 41.0%	\$1,210,000	\$775,000	- 36.0%
Average Sales Price*	\$1,633,780	\$1,102,367	- 32.5%	\$1,823,617	\$1,558,521	- 14.5%
Percent of List Price Received*	94.4%	96.2%	+ 1.9%	93.8%	94.7%	+ 1.0%
Days on Market Until Sale	184	127	- 31.0%	181	151	- 16.6%
Inventory of Homes for Sale	95	121	+ 27.4%	--	--	--
Months Supply of Inventory	5.8	7.4	+ 27.6%	--	--	--

* 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	February			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 02-2025	Thru 02-2026	Percent Change from Previous Year
Key Metrics						
New Listings	20	21	+ 5.0%	41	53	+ 29.3%
Sold Listings	8	8	0.0%	19	17	- 10.5%
Median Sales Price*	\$394,800	\$650,000	+ 64.6%	\$702,500	\$705,000	+ 0.4%
Average Sales Price*	\$605,825	\$831,563	+ 37.3%	\$786,268	\$828,618	+ 5.4%
Percent of List Price Received*	98.0%	96.8%	- 1.2%	96.9%	96.9%	0.0%
Days on Market Until Sale	164	124	- 24.4%	132	143	+ 8.3%
Inventory of Homes for Sale	87	109	+ 25.3%	--	--	--
Months Supply of Inventory	6.0	7.9	+ 31.7%	--	--	--

* 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

