# Local Market Update for September 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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# Kit Carson County

## Single Family

| | September | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | Percent Change from Previous Year | **Thru 09-2025** | **Thru 09-2026** | Percent Change from Previous Year |
| New Listings | 7 | **9** | + 28.6% | 68 | **68** | 0.0% |
| Sold Listings | 3 | **3** | 0.0% | 51 | **42** | - 17.6% |
| Median Sales Price* | $120,000 | **$294,000** | + 145.0% | $265,000 | **$240,000** | - 9.4% |
| Average Sales Price* | $161,070 | **$284,667** | + 76.7% | $271,132 | **$258,226** | - 4.8% |
| Percent of List Price Received* | 85.8% | **98.4%** | + 14.7% | 92.7% | **97.3%** | + 5.0% |
| Days on Market Until Sale | 79 | **214** | + 170.9% | 138 | **104** | - 24.6% |
| Inventory of Homes for Sale | 34 | **30** | - 11.8% | -- | **--** | -- |
| Months Supply of Inventory | 6.6 | **6.2** | - 6.1% | -- | **--** | -- |

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

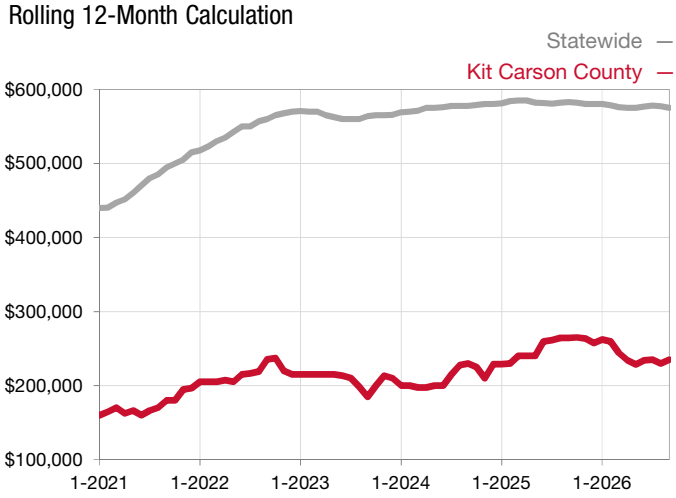
## Townhouse/Condo

| | September | | | Year to Date | | |
|---|---|---|---|---|---|---|
| **Key Metrics** | **2025** | **2026** | Percent Change from Previous Year | **Thru 09-2025** | **Thru 09-2026** | Percent Change from Previous Year |
| New Listings | 0 | **0** | -- | 0 | **0** | -- |
| Sold Listings | 0 | **0** | -- | 0 | **0** | -- |
| Median Sales Price* | $0 | **$0** | -- | $0 | **$0** | -- |
| Average Sales Price* | $0 | **$0** | -- | $0 | **$0** | -- |
| Percent of List Price Received* | 0.0% | **0.0%** | -- | 0.0% | **0.0%** | -- |
| Days on Market Until Sale | 0 | **0** | -- | 0 | **0** | -- |
| Inventory of Homes for Sale | 0 | **0** | -- | -- | **--** | -- |
| Months Supply of Inventory | 0.0 | **0.0** | -- | -- | **--** | -- |

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

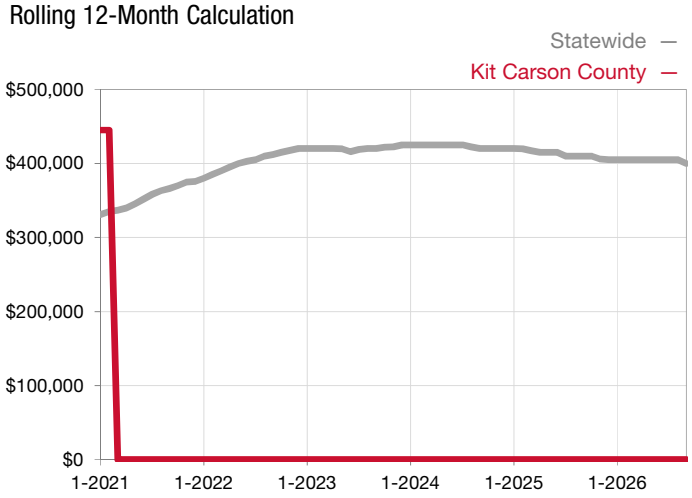
### Median Sales Price – Single Family

Rolling 12-Month Calculation




### Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation




Current as of October 5, 2026. All data from the multiple listing services in the state of Colorado. Report © 2026 ShowingTime Plus, LLC.