Local Market Update for September 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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Ouray County

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

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	11	**13**	+ 18.2%	135	**164**	+ 21.5%
Sold Listings	10	**6**	- 40.0%	62	**48**	- 22.6%
Median Sales Price*	$912,500	**$828,250**	- 9.2%	$849,000	**$855,000**	+ 0.7%
Average Sales Price*	$1,087,900	**$970,250**	- 10.8%	$970,772	**$1,020,367**	+ 5.1%
Percent of List Price Received*	92.2%	**93.2%**	+ 1.1%	94.2%	**94.6%**	+ 0.4%
Days on Market Until Sale	126	**152**	+ 20.6%	165	**125**	- 24.2%
Inventory of Homes for Sale	72	**96**	+ 33.3%	--	**--**	--
Months Supply of Inventory	10.5	**14.6**	+ 39.0%	--	**--**	--

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

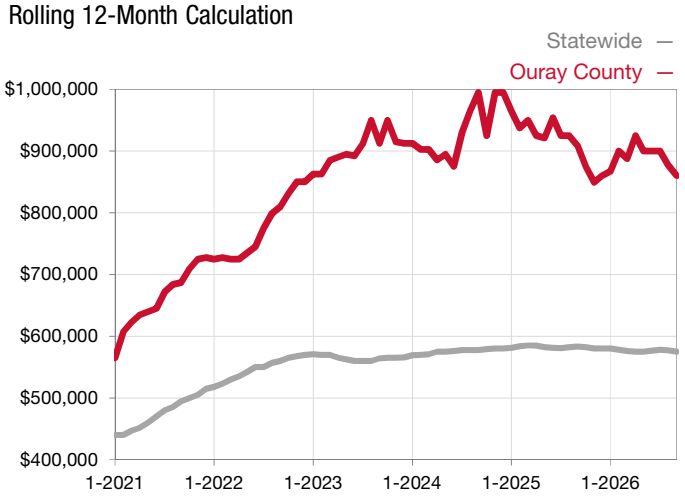
Townhouse/Condo

	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	4	**3**	- 25.0%	29	**46**	+ 58.6%
Sold Listings	2	**2**	0.0%	16	**13**	- 18.8%
Median Sales Price*	$750,000	**$458,500**	- 38.9%	$605,000	**$688,000**	+ 13.7%
Average Sales Price*	$750,000	**$458,500**	- 38.9%	$636,641	**$688,000**	+ 8.1%
Percent of List Price Received*	87.9%	**98.4%**	+ 11.9%	93.7%	**94.2%**	+ 0.5%
Days on Market Until Sale	262	**26**	- 90.1%	178	**107**	- 39.9%
Inventory of Homes for Sale	21	**30**	+ 42.9%	--	**--**	--
Months Supply of Inventory	12.4	**15.0**	+ 21.0%	--	**--**	--

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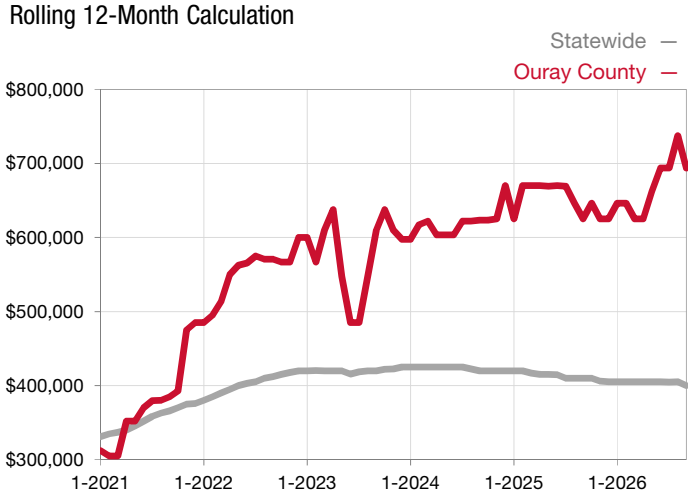
Median Sales Price – Single Family

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.