Local Market Update for October 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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Gunnison County

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

Single Family

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 10-2025**	**Thru 10-2026**	Percent Change from Previous Year
New Listings	20	**22**	+ 10.0%	318	**302**	- 5.0%
Sold Listings	13	**21**	+ 61.5%	160	**171**	+ 6.9%
Median Sales Price*	$2,034,000	**$1,075,000**	- 47.1%	$997,500	**$1,050,000**	+ 5.3%
Average Sales Price*	$2,708,481	**$1,809,016**	- 33.2%	$1,602,066	**$1,658,236**	+ 3.5%
Percent of List Price Received*	94.2%	**91.0%**	- 3.4%	95.0%	**94.8%**	- 0.2%
Days on Market Until Sale	134	**178**	+ 32.8%	133	**145**	+ 9.0%
Inventory of Homes for Sale	153	**169**	+ 10.5%	--	**--**	--
Months Supply of Inventory	9.5	**10.3**	+ 8.4%	--	**--**	--

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

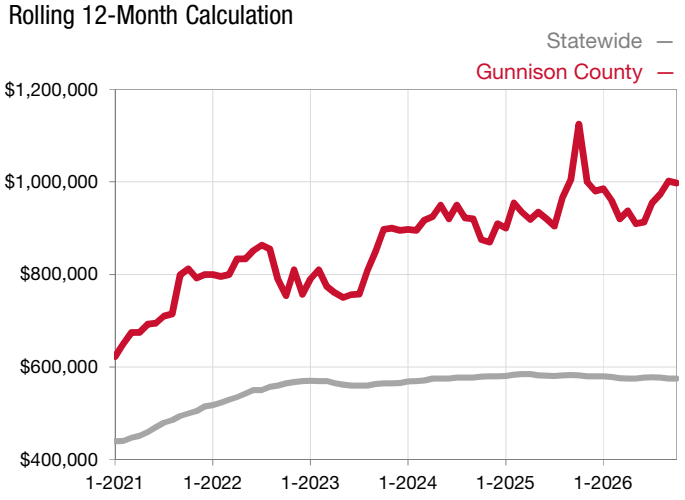
Townhouse/Condo

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 10-2025**	**Thru 10-2026**	Percent Change from Previous Year
New Listings	18	**11**	- 38.9%	230	**265**	+ 15.2%
Sold Listings	15	**18**	+ 20.0%	131	**135**	+ 3.1%
Median Sales Price*	$495,000	**$499,500**	+ 0.9%	$584,000	**$640,000**	+ 9.6%
Average Sales Price*	$687,882	**$693,264**	+ 0.8%	$721,948	**$863,756**	+ 19.6%
Percent of List Price Received*	98.2%	**96.3%**	- 1.9%	97.0%	**96.7%**	- 0.3%
Days on Market Until Sale	203	**162**	- 20.2%	142	**139**	- 2.1%
Inventory of Homes for Sale	104	**129**	+ 24.0%	--	**--**	--
Months Supply of Inventory	8.0	**9.7**	+ 21.3%	--	**--**	--

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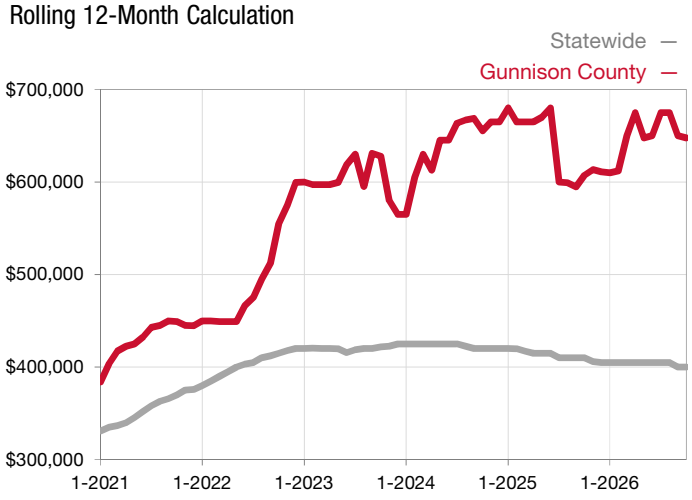
Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation



Current as of November 4, 2026. All data from the multiple listing services in the state of Colorado. Report © 2026 ShowingTime Plus, LLC.