

Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Chaffee County

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

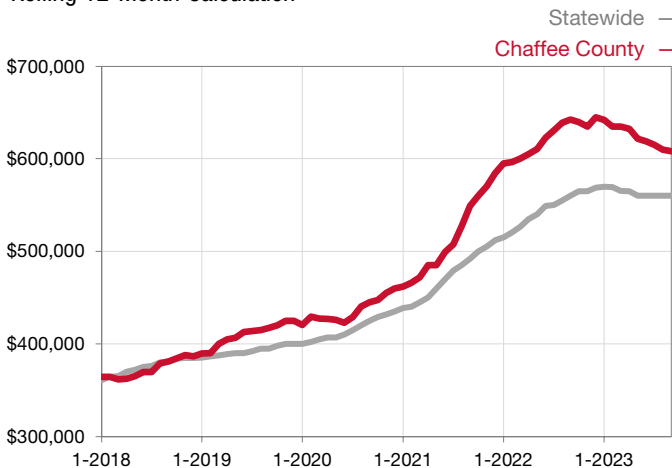
Single Family	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Key Metrics						
New Listings	48	30	- 37.5%	488	450	- 7.8%
Sold Listings	42	38	- 9.5%	339	287	- 15.3%
Median Sales Price*	\$677,000	\$642,000	- 5.2%	\$650,000	\$610,000	- 6.2%
Average Sales Price*	\$657,403	\$695,447	+ 5.8%	\$742,589	\$709,127	- 4.5%
Percent of List Price Received*	96.9%	98.1%	+ 1.2%	98.4%	97.2%	- 1.2%
Days on Market Until Sale	36	59	+ 63.9%	35	61	+ 74.3%
Inventory of Homes for Sale	178	170	- 4.5%	--	--	--
Months Supply of Inventory	4.7	5.5	+ 17.0%	--	--	--

* 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		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Key Metrics						
New Listings	6	0	- 100.0%	85	80	- 5.9%
Sold Listings	6	5	- 16.7%	59	66	+ 11.9%
Median Sales Price*	\$415,000	\$715,000	+ 72.3%	\$520,000	\$525,000	+ 1.0%
Average Sales Price*	\$541,000	\$658,000	+ 21.6%	\$556,296	\$553,423	- 0.5%
Percent of List Price Received*	95.9%	99.8%	+ 4.1%	98.9%	98.9%	0.0%
Days on Market Until Sale	27	36	+ 33.3%	30	69	+ 130.0%
Inventory of Homes for Sale	32	31	- 3.1%	--	--	--
Months Supply of Inventory	4.7	4.3	- 8.5%	--	--	--

* 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

