

# Local Market Update for July 2024

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.

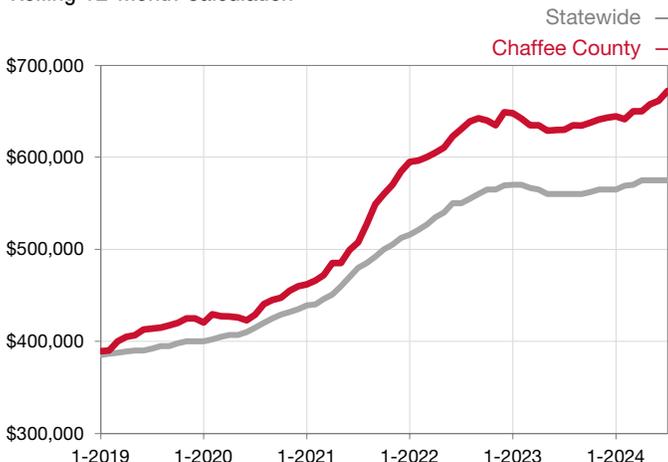
Single Family	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	65	58	- 10.8%	361	360	- 0.3%
Sold Listings	35	37	+ 5.7%	194	194	0.0%
Median Sales Price*	\$652,000	<b>\$713,125</b>	+ 9.4%	\$609,000	<b>\$690,000</b>	+ 13.3%
Average Sales Price*	\$831,638	<b>\$735,618</b>	- 11.5%	\$738,694	<b>\$760,509</b>	+ 3.0%
Percent of List Price Received*	98.2%	<b>97.5%</b>	- 0.7%	97.0%	<b>97.1%</b>	+ 0.1%
Days on Market Until Sale	32	47	+ 46.9%	63	75	+ 19.0%
Inventory of Homes for Sale	211	193	- 8.5%	--	--	--
Months Supply of Inventory	6.9	6.7	- 2.9%	--	--	--

\* 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	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	15	10	- 33.3%	71	87	+ 22.5%
Sold Listings	6	8	+ 33.3%	52	50	- 3.8%
Median Sales Price*	\$552,000	<b>\$632,450</b>	+ 14.6%	\$520,000	<b>\$535,000</b>	+ 2.9%
Average Sales Price*	\$525,333	<b>\$658,675</b>	+ 25.4%	\$532,350	<b>\$584,854</b>	+ 9.9%
Percent of List Price Received*	99.0%	<b>98.1%</b>	- 0.9%	98.9%	<b>98.1%</b>	- 0.8%
Days on Market Until Sale	106	167	+ 57.5%	71	79	+ 11.3%
Inventory of Homes for Sale	44	40	- 9.1%	--	--	--
Months Supply of Inventory	6.6	6.3	- 4.5%	--	--	--

\* 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

