

Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Custer County

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

Single Family	March			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
Key Metrics						
New Listings	17	15	- 11.8%	51	44	- 13.7%
Sold Listings	10	4	- 60.0%	20	9	- 55.0%
Median Sales Price*	\$549,000	\$549,000	0.0%	\$526,500	\$517,000	- 1.8%
Average Sales Price*	\$586,000	\$616,375	+ 5.2%	\$592,570	\$545,500	- 7.9%
Percent of List Price Received*	96.3%	100.0%	+ 3.8%	96.4%	99.3%	+ 3.0%
Days on Market Until Sale	104	176	+ 69.2%	130	170	+ 30.8%
Inventory of Homes for Sale	96	122	+ 27.1%	--	--	--
Months Supply of Inventory	9.1	11.4	+ 25.3%	--	--	--

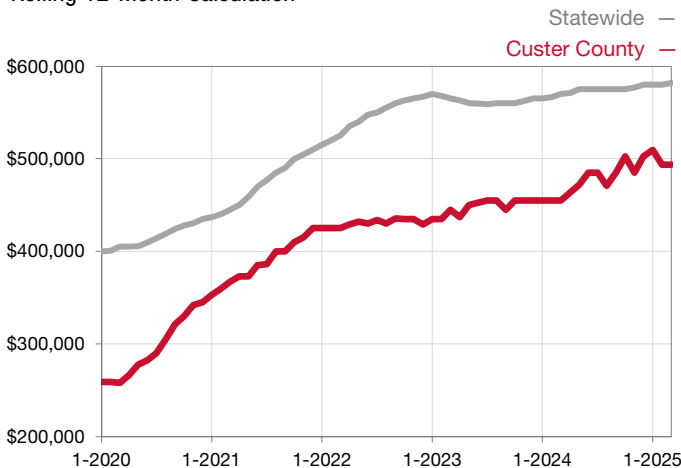
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	March			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
Key Metrics						
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

