

# Local Market Update for August 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure  
Your Agent is a REALTOR®

Not all agents  
are the same!



## Rio Grande County

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

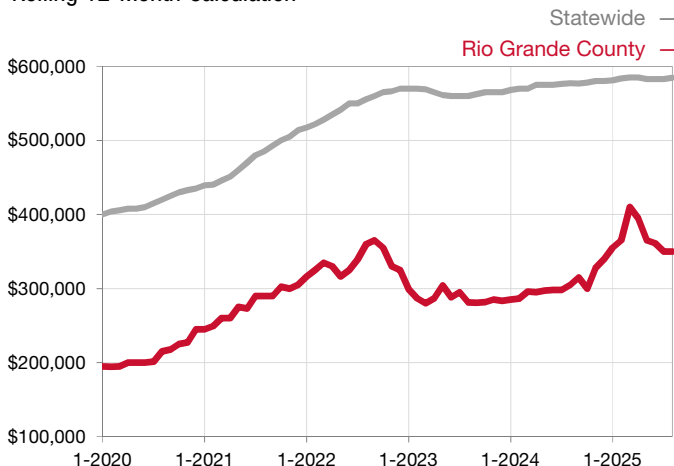
Single Family	August			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 08-2024	Thru 08-2025	Percent Change from Previous Year
New Listings	21	21	0.0%	127	166	+ 30.7%
Sold Listings	12	11	- 8.3%	60	72	+ 20.0%
Median Sales Price*	\$349,000	\$560,000	+ 60.5%	\$340,000	\$362,500	+ 6.6%
Average Sales Price*	\$420,250	\$611,886	+ 45.6%	\$406,091	\$469,720	+ 15.7%
Percent of List Price Received*	99.4%	93.5%	- 5.9%	94.9%	95.3%	+ 0.4%
Days on Market Until Sale	114	134	+ 17.5%	123	138	+ 12.2%
Inventory of Homes for Sale	79	89	+ 12.7%	--	--	--
Months Supply of Inventory	10.9	9.5	- 12.8%	--	--	--

\* 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	August			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 08-2024	Thru 08-2025	Percent Change from Previous Year
New Listings	2	2	0.0%	4	5	+ 25.0%
Sold Listings	0	0	--	2	1	- 50.0%
Median Sales Price*	\$0	\$0	--	\$431,250	\$650,000	+ 50.7%
Average Sales Price*	\$0	\$0	--	\$431,250	\$650,000	+ 50.7%
Percent of List Price Received*	0.0%	0.0%	--	95.2%	96.3%	+ 1.2%
Days on Market Until Sale	0	0	--	65	118	+ 81.5%
Inventory of Homes for Sale	1	4	+ 300.0%	--	--	--
Months Supply of Inventory	1.0	2.7	+ 170.0%	--	--	--

\* 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

