

Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



Saguache County

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

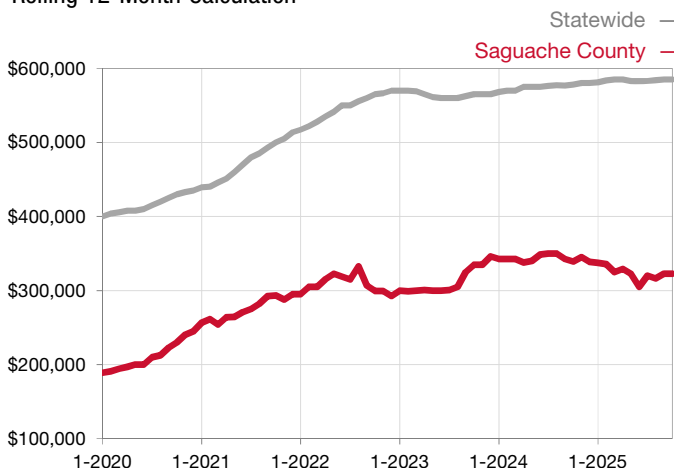
Single Family	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	8	11	+ 37.5%	154	160	+ 3.9%
Sold Listings	5	9	+ 80.0%	63	66	+ 4.8%
Median Sales Price*	\$338,500	\$375,000	+ 10.8%	\$338,500	\$320,500	- 5.3%
Average Sales Price*	\$296,200	\$340,491	+ 15.0%	\$430,446	\$338,677	- 21.3%
Percent of List Price Received*	98.3%	97.5%	- 0.8%	93.8%	96.5%	+ 2.9%
Days on Market Until Sale	77	75	- 2.6%	128	99	- 22.7%
Inventory of Homes for Sale	99	85	- 14.1%	--	--	--
Months Supply of Inventory	16.3	12.8	- 21.5%	--	--	--

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

Townhouse/Condo	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	0	0	--	0	3	--
Sold Listings	0	0	--	1	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$360,000	\$0	- 100.0%
Average Sales Price*	\$0	\$0	--	\$360,000	\$0	- 100.0%
Percent of List Price Received*	0.0%	0.0%	--	95.0%	0.0%	- 100.0%
Days on Market Until Sale	0	0	--	97	0	- 100.0%
Inventory of Homes for Sale	0	2	--	--	--	--
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

