

Local Market Update for April 2026

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.

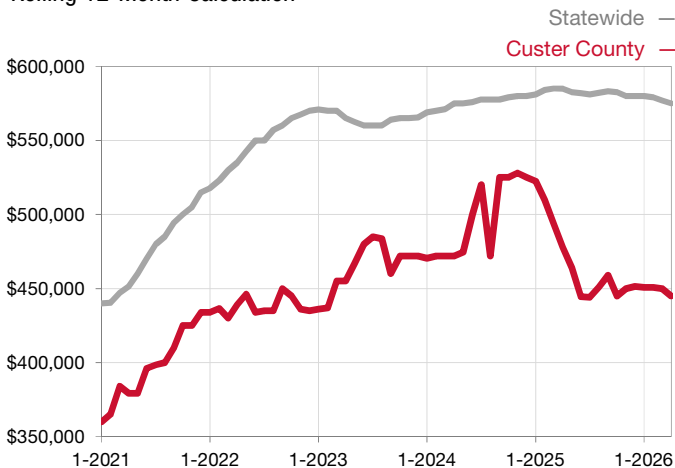
Single Family	April			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Key Metrics						
New Listings	34	41	+ 20.6%	93	123	+ 32.3%
Sold Listings	9	15	+ 66.7%	21	47	+ 123.8%
Median Sales Price*	\$463,000	\$435,000	- 6.0%	\$463,000	\$424,000	- 8.4%
Average Sales Price*	\$494,000	\$380,063	- 23.1%	\$484,548	\$448,635	- 7.4%
Percent of List Price Received*	97.5%	96.1%	- 1.4%	97.4%	95.3%	- 2.2%
Days on Market Until Sale	85	123	+ 44.7%	114	116	+ 1.8%
Inventory of Homes for Sale	141	163	+ 15.6%	--	--	--
Months Supply of Inventory	16.4	14.5	- 11.6%	--	--	--

* 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	April			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Key Metrics						
New Listings	1	2	+ 100.0%	1	2	+ 100.0%
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	1	4	+ 300.0%	--	--	--
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

