

# 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!



## 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.

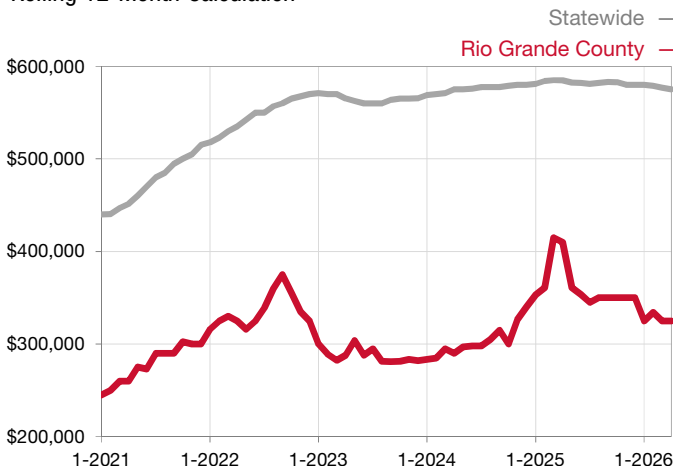
Single Family	April			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	20	22	+ 10.0%	56	66	+ 17.9%
Sold Listings	7	3	- 57.1%	28	33	+ 17.9%
Median Sales Price*	\$260,000	<b>\$325,000</b>	+ 25.0%	\$480,000	<b>\$325,000</b>	- 32.3%
Average Sales Price*	\$405,143	<b>\$431,667</b>	+ 6.5%	\$481,625	<b>\$418,356</b>	- 13.1%
Percent of List Price Received*	94.2%	<b>94.0%</b>	- 0.2%	95.4%	<b>95.7%</b>	+ 0.3%
Days on Market Until Sale	172	94	- 45.3%	149	148	- 0.7%
Inventory of Homes for Sale	74	77	+ 4.1%	--	--	--
Months Supply of Inventory	8.8	7.5	- 14.8%	--	--	--

\* 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	April			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	0	--	1	0	- 100.0%
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Average Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>0.0%</b>	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.7	3.0	+ 328.6%	--	--	--

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

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

