

Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Pueblo County

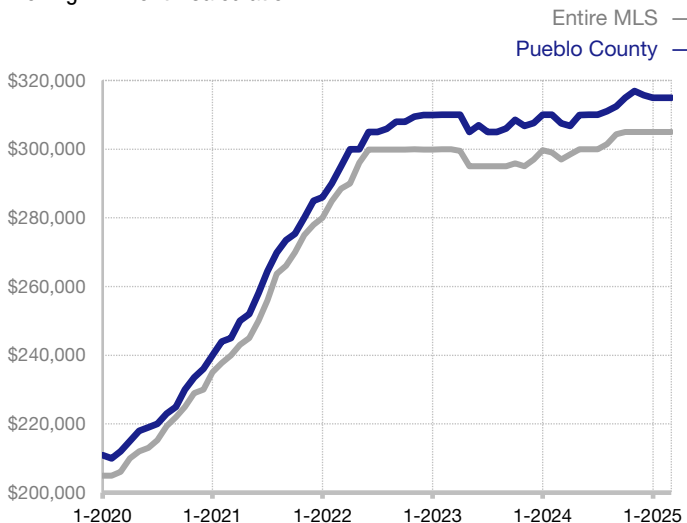
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	281	308	+ 9.6%	756	846	+ 11.9%
Sold Listings	183	161	- 12.0%	439	396	- 9.8%
Median Sales Price*	\$301,000	\$310,000	+ 3.0%	\$310,500	\$314,950	+ 1.4%
Average Sales Price*	\$316,613	\$328,006	+ 3.6%	\$317,131	\$323,856	+ 2.1%
Percent of List Price Received*	98.2%	97.6%	- 0.6%	98.1%	97.5%	- 0.6%
Days on Market Until Sale	96	104	+ 8.3%	96	105	+ 9.4%
Inventory of Homes for Sale	657	787	+ 19.8%	--	--	--
Months Supply of Inventory	3.6	4.8	+ 33.3%	--	--	--

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

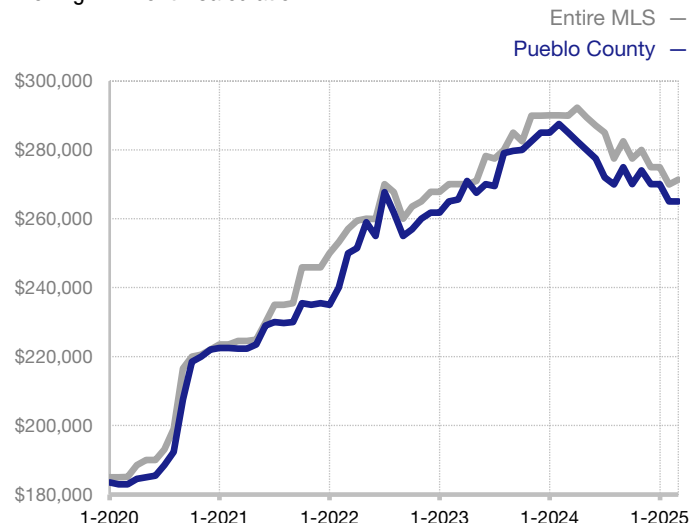
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	6	13	+ 116.7%	23	42	+ 82.6%
Sold Listings	9	5	- 44.4%	21	14	- 33.3%
Median Sales Price*	\$265,000	\$290,000	+ 9.4%	\$270,000	\$260,000	- 3.7%
Average Sales Price*	\$286,544	\$266,400	- 7.0%	\$290,395	\$259,321	- 10.7%
Percent of List Price Received*	98.3%	99.2%	+ 0.9%	97.8%	97.5%	- 0.3%
Days on Market Until Sale	70	54	- 22.9%	82	87	+ 6.1%
Inventory of Homes for Sale	23	42	+ 82.6%	--	--	--
Months Supply of Inventory	3.2	6.5	+ 103.1%	--	--	--

* 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Arkansas Valley/Otero County

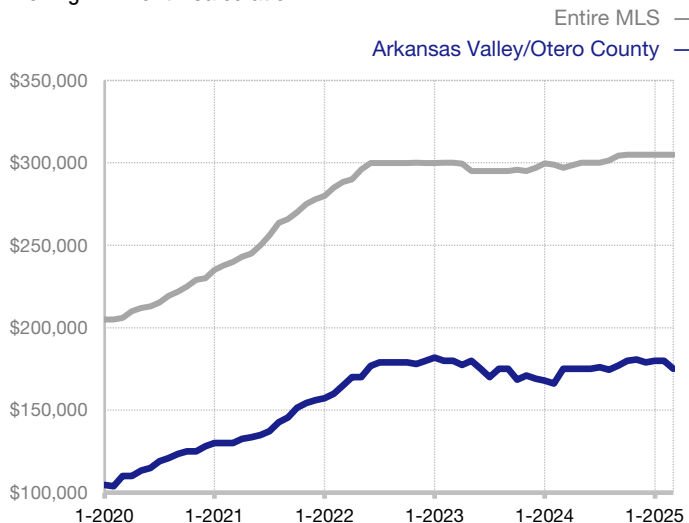
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	34	47	+ 38.2%	114	123	+ 7.9%
Sold Listings	43	32	- 25.6%	85	77	- 9.4%
Median Sales Price*	\$188,000	\$131,575	- 30.0%	\$175,000	\$150,000	- 14.3%
Average Sales Price*	\$203,112	\$431,436	+ 112.4%	\$186,708	\$291,020	+ 55.9%
Percent of List Price Received*	94.3%	94.7%	+ 0.4%	93.7%	92.4%	- 1.4%
Days on Market Until Sale	129	104	- 19.4%	119	155	+ 30.3%
Inventory of Homes for Sale	153	186	+ 21.6%	--	--	--
Months Supply of Inventory	4.8	6.7	+ 39.6%	--	--	--

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

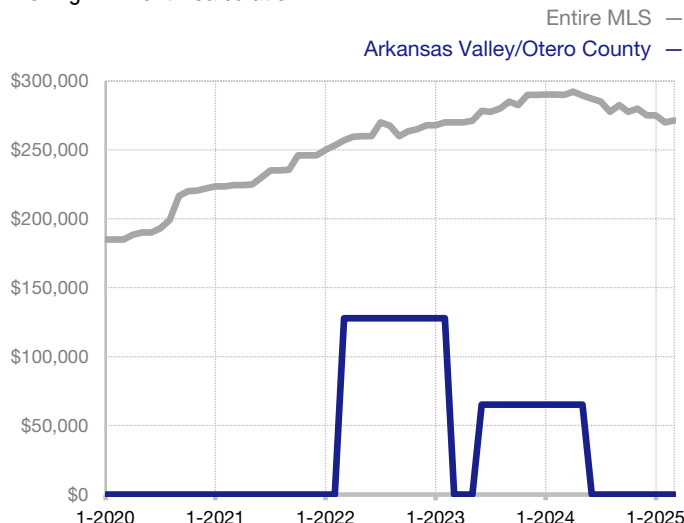
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Fowler

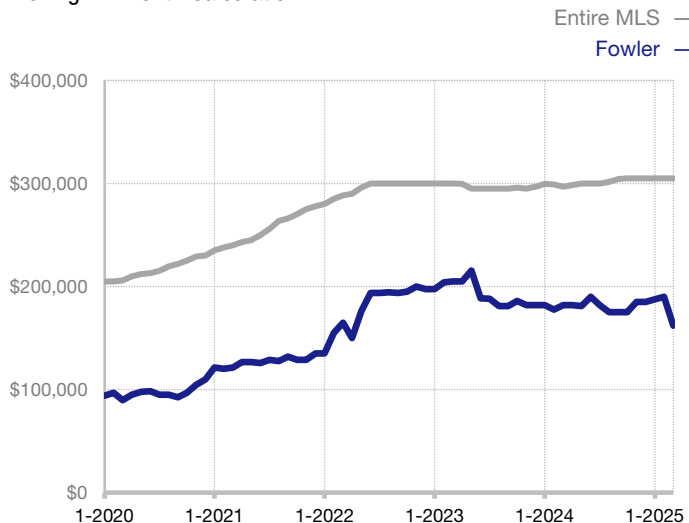
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	5	1	- 80.0%	13	5	- 61.5%
Sold Listings	5	1	- 80.0%	8	4	- 50.0%
Median Sales Price*	\$205,000	\$82,500	- 59.8%	\$185,000	\$89,700	- 51.5%
Average Sales Price*	\$212,000	\$82,500	- 61.1%	\$196,250	\$132,350	- 32.6%
Percent of List Price Received*	99.0%	91.8%	- 7.3%	95.3%	89.1%	- 6.5%
Days on Market Until Sale	137	152	+ 10.9%	125	108	- 13.6%
Inventory of Homes for Sale	12	10	- 16.7%	--	--	--
Months Supply of Inventory	4.4	4.3	- 2.3%	--	--	--

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

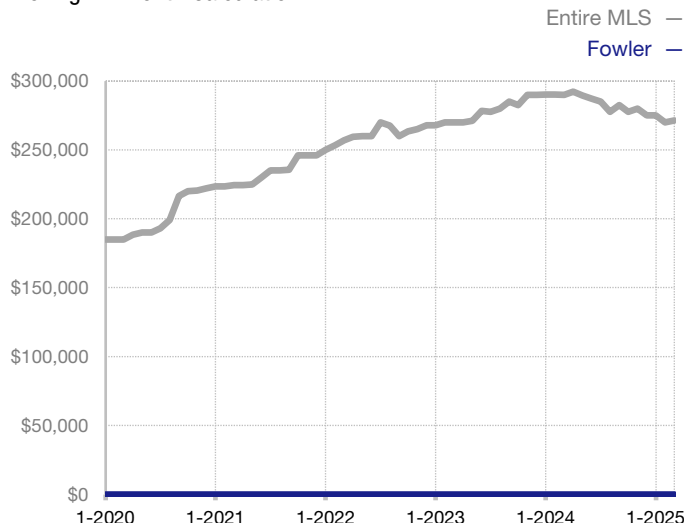
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Huerfano County

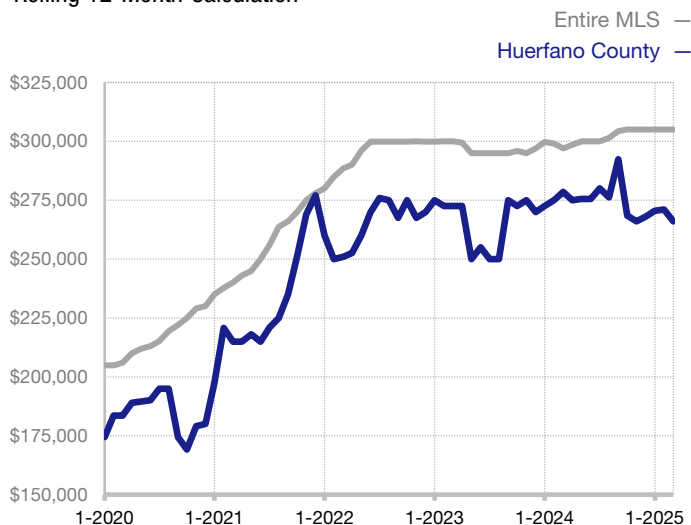
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	15	5	- 66.7%	25	22	- 12.0%
Sold Listings	5	3	- 40.0%	15	6	- 60.0%
Median Sales Price*	\$340,000	\$236,500	- 30.4%	\$295,000	\$276,350	- 6.3%
Average Sales Price*	\$401,000	\$269,433	- 32.8%	\$305,497	\$279,333	- 8.6%
Percent of List Price Received*	91.9%	97.0%	+ 5.5%	98.1%	98.3%	+ 0.2%
Days on Market Until Sale	126	317	+ 151.6%	130	220	+ 69.2%
Inventory of Homes for Sale	58	54	- 6.9%	--	--	--
Months Supply of Inventory	8.7	9.9	+ 13.8%	--	--	--

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

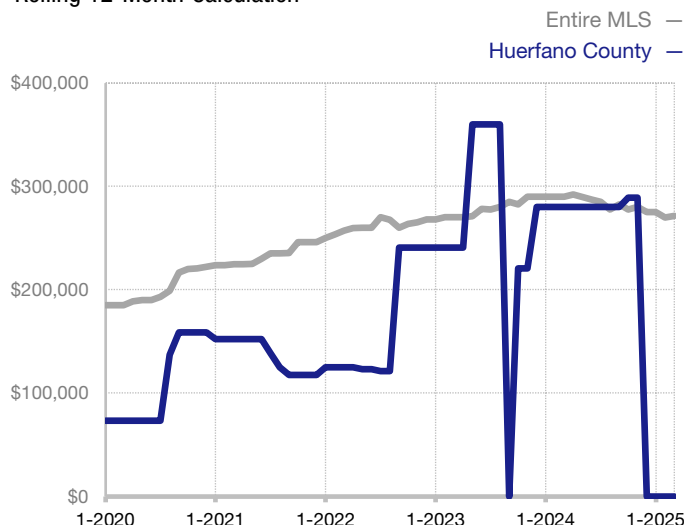
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent 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	1	0	- 100.0%	--	--	--
Months Supply of Inventory	0.7	0.0	- 100.0%	--	--	--

* 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



La Junta

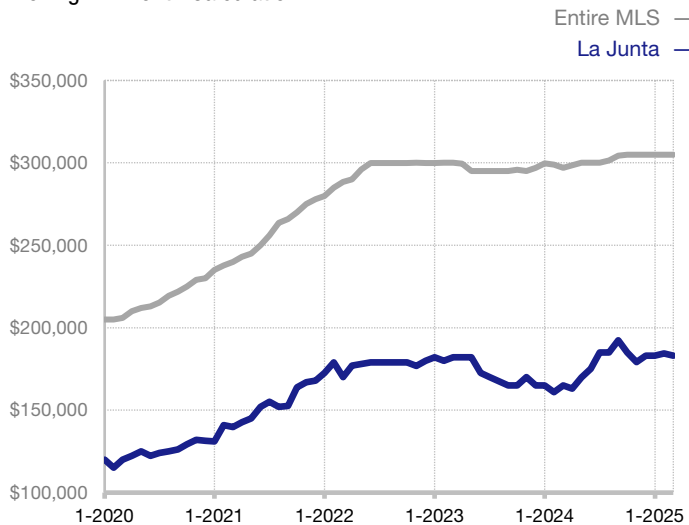
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	6	7	+ 16.7%	28	22	- 21.4%
Sold Listings	12	5	- 58.3%	19	17	- 10.5%
Median Sales Price*	\$192,500	\$160,000	- 16.9%	\$175,000	\$165,000	- 5.7%
Average Sales Price*	\$198,375	\$215,930	+ 8.8%	\$177,974	\$201,203	+ 13.1%
Percent of List Price Received*	90.2%	100.8%	+ 11.8%	88.5%	94.1%	+ 6.3%
Days on Market Until Sale	113	177	+ 56.6%	109	177	+ 62.4%
Inventory of Homes for Sale	40	35	- 12.5%	--	--	--
Months Supply of Inventory	5.3	4.5	- 15.1%	--	--	--

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

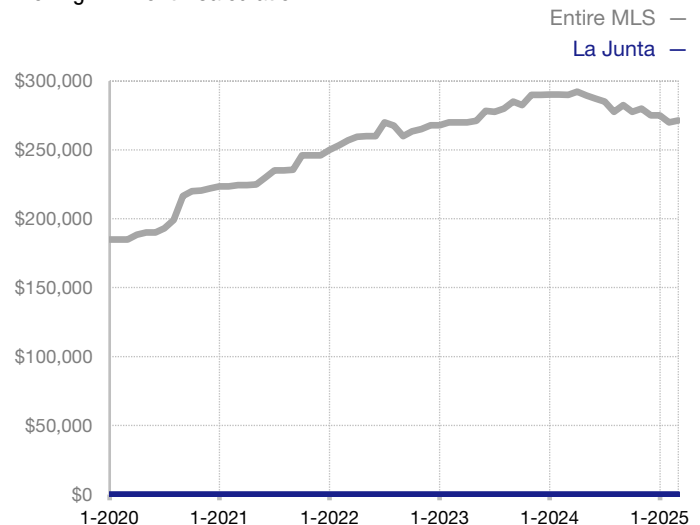
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Lamar

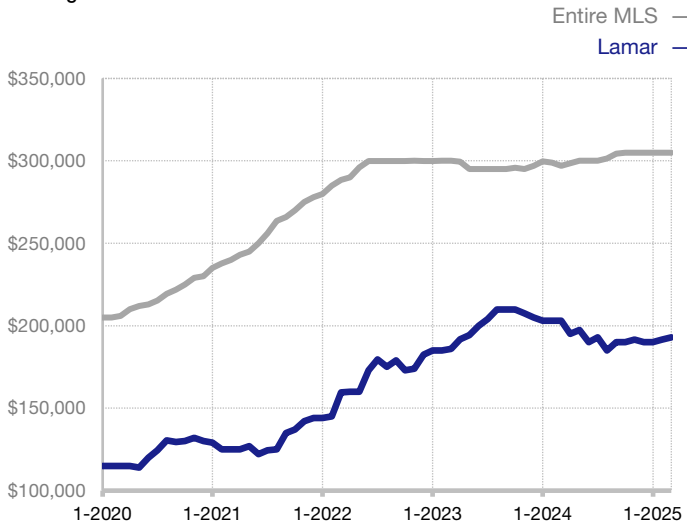
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	8	11	+ 37.5%	13	22	+ 69.2%
Sold Listings	6	5	- 16.7%	12	13	+ 8.3%
Median Sales Price*	\$195,500	\$225,000	+ 15.1%	\$180,000	\$171,000	- 5.0%
Average Sales Price*	\$208,500	\$166,500	- 20.1%	\$186,750	\$163,423	- 12.5%
Percent of List Price Received*	91.0%	95.3%	+ 4.7%	92.9%	93.1%	+ 0.2%
Days on Market Until Sale	178	63	- 64.6%	119	124	+ 4.2%
Inventory of Homes for Sale	12	31	+ 158.3%	--	--	--
Months Supply of Inventory	2.3	6.3	+ 173.9%	--	--	--

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

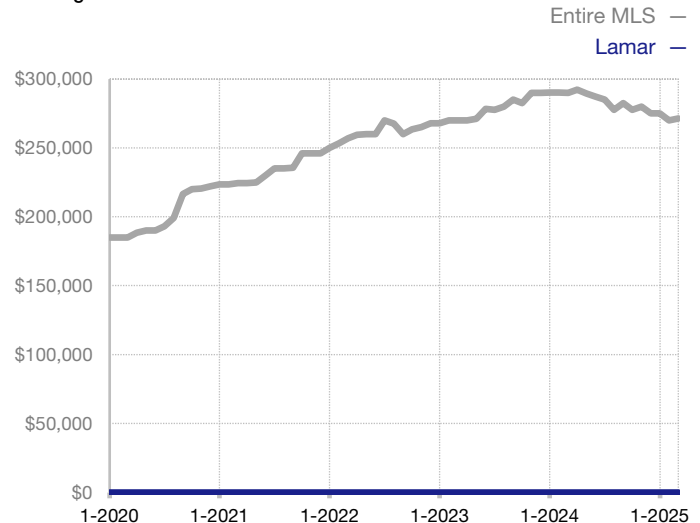
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Las Animas

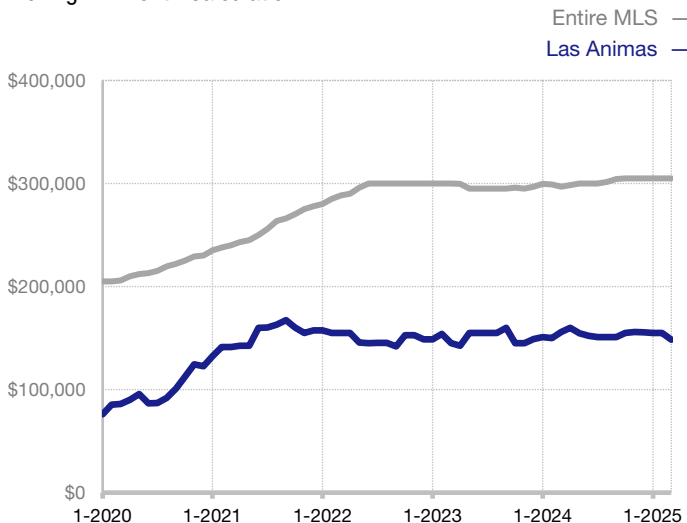
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	2	3	+ 50.0%	5	10	+ 100.0%
Sold Listings	4	3	- 25.0%	9	5	- 44.4%
Median Sales Price*	\$165,000	\$110,000	- 33.3%	\$174,000	\$110,000	- 36.8%
Average Sales Price*	\$151,500	\$162,000	+ 6.9%	\$147,833	\$167,000	+ 13.0%
Percent of List Price Received*	92.4%	94.5%	+ 2.3%	89.7%	90.9%	+ 1.3%
Days on Market Until Sale	190	110	- 42.1%	139	114	- 18.0%
Inventory of Homes for Sale	8	15	+ 87.5%	--	--	--
Months Supply of Inventory	2.7	6.8	+ 151.9%	--	--	--

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

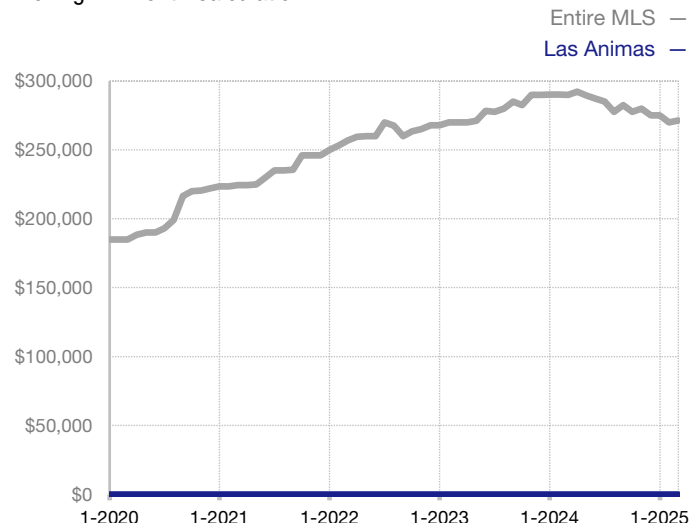
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Manzanola

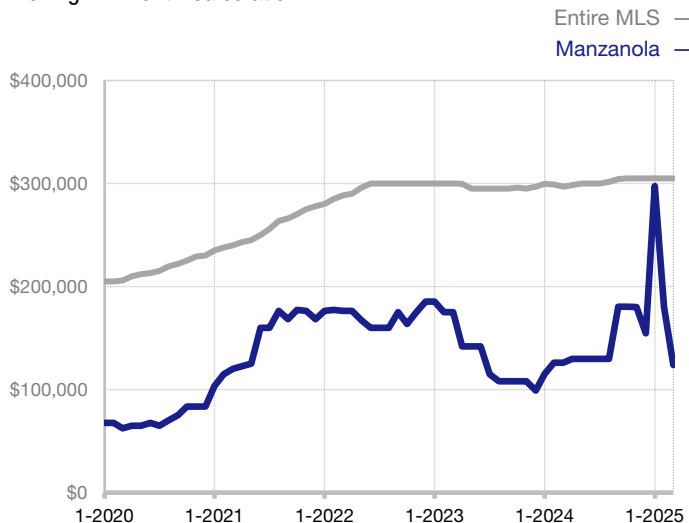
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	1	1	0.0%	3	4	+ 33.3%
Sold Listings	0	2	--	3	2	- 33.3%
Median Sales Price*	\$0	\$95,825	--	\$129,500	\$95,825	- 26.0%
Average Sales Price*	\$0	\$95,825	--	\$222,333	\$95,825	- 56.9%
Percent of List Price Received*	0.0%	97.8%	--	105.0%	97.8%	- 6.9%
Days on Market Until Sale	0	54	--	53	54	+ 1.9%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.2	1.6	+ 33.3%	--	--	--

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

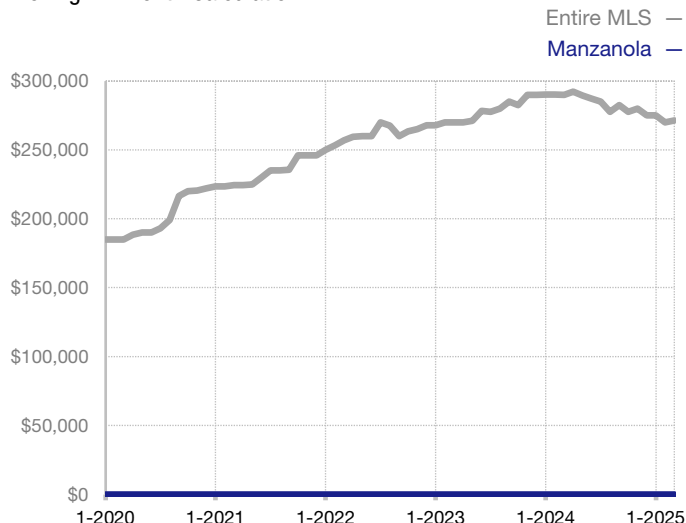
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent 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



Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Rocky Ford

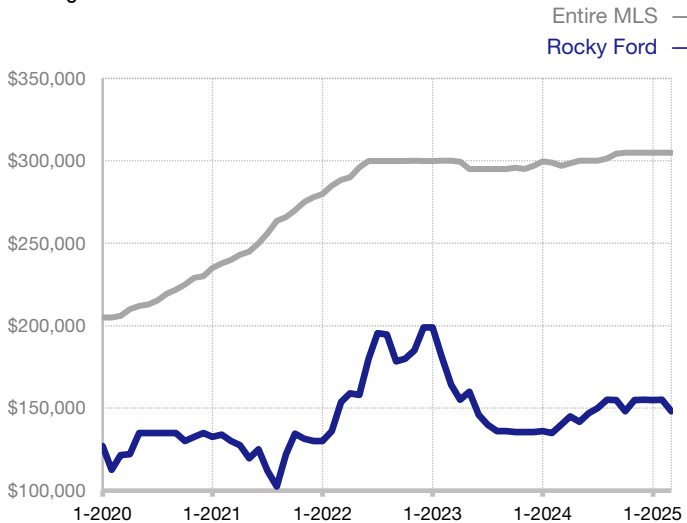
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	5	10	+ 100.0%	19	24	+ 26.3%
Sold Listings	8	2	- 75.0%	13	6	- 53.8%
Median Sales Price*	\$192,500	\$186,000	- 3.4%	\$197,000	\$212,250	+ 7.7%
Average Sales Price*	\$202,725	\$186,000	- 8.3%	\$205,977	\$212,833	+ 3.3%
Percent of List Price Received*	101.9%	94.9%	- 6.9%	98.8%	93.2%	- 5.7%
Days on Market Until Sale	142	47	- 66.9%	153	194	+ 26.8%
Inventory of Homes for Sale	18	33	+ 83.3%	--	--	--
Months Supply of Inventory	4.4	13.2	+ 200.0%	--	--	--

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

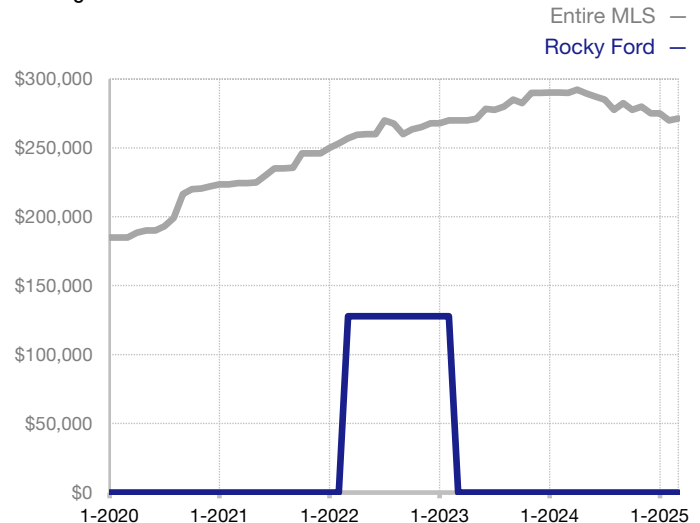
Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent 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



Monthly Indicators



March 2025

Percent changes calculated using year-over-year comparisons.

New Listings were up 8.4 percent for single family homes and 116.7 percent for townhouse-condo properties. Pending Sales increased 3.9 percent for single family homes and 166.7 percent for townhouse-condo properties.

The Median Sales Price was up 2.1 percent to \$312,450 for single family homes and 9.4 percent to \$290,000 for townhouse-condo properties. Days on Market increased 8.3 percent for single family homes but decreased 22.9 percent for townhouse-condo properties.

Heading into March there were 1.24 million properties for sale, a 5.1% increase from the previous month and a 17% jump from one year ago, for a 3.5-month supply at the current sales pace, according to NAR. While mortgage rates have remained in the mid-to-high 6% range, the additional supply appears to have helped bring some buyers out of the woodwork, even as sales prices continue to rise nationwide.

Activity Snapshot

- 13.5%	- 1.0%	+ 20.8%
One-Year Change in Sold Listings All Properties	One-Year Change in Median Sales Price All Properties	One-Year Change in Active Listings All Properties

Residential real estate activity in Pueblo County composed of single-family properties, townhomes and condominiums. Percent changes are calculated using rounded figures.

Single Family Market Overview	2
Townhouse-Condo Market Overview	3
New Listings	4
Pending Sales	5
Sold Listings	6
Median Sales Price	7
Average Sales Price	8
Percent of List Price Received	9
Days on Market Until Sale	10
Housing Affordability Index	11
Inventory of Active Listings	12
Months Supply of Inventory	13
Total Market Overview	14
Sold Listings and Inventory by Price Range	15
Glossary of Terms	16

Single Family Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



Key Metrics	Historical Sparkbars	3-2024	3-2025	Percent Change	YTD 2024	YTD 2025	Percent Change
New Listings		285	309	+ 8.4%	770	853	+ 10.8%
Pending Sales		203	211	+ 3.9%	523	506	- 3.3%
Sold Listings		184	162	- 12.0%	447	396	- 11.4%
Median Sales Price		\$306,000	\$312,450	+ 2.1%	\$314,000	\$314,950	+ 0.3%
Avg. Sales Price		\$319,417	\$328,034	+ 2.7%	\$318,495	\$322,796	+ 1.4%
Pct. of List Price Received		98.5%	97.7%	- 0.8%	98.2%	97.5%	- 0.7%
Days on Market		96	104	+ 8.3%	98	105	+ 7.1%
Affordability Index		113	113	0.0%	110	112	+ 1.8%
Active Listings		675	800	+ 18.5%	--	--	--
Months Supply		3.7	4.8	+ 29.7%	--	--	--

Townhouse-Condo Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

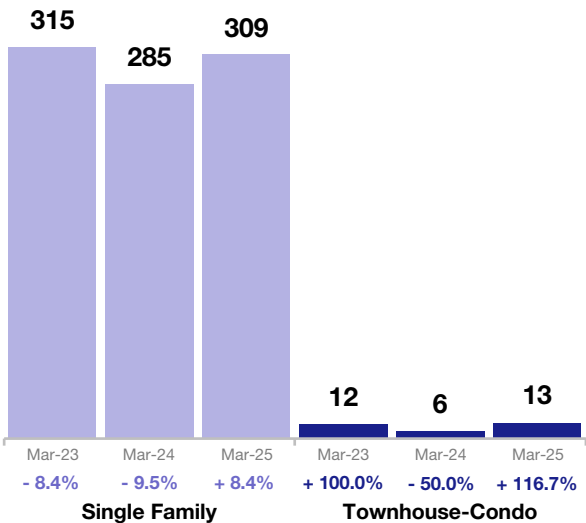


Key Metrics	Historical Sparkbars	3-2024	3-2025	Percent Change	YTD 2024	YTD 2025	Percent Change
New Listings		6	13	+ 116.7%	23	42	+ 82.6%
Pending Sales		3	8	+ 166.7%	17	16	- 5.9%
Sold Listings		9	5	- 44.4%	22	14	- 36.4%
Median Sales Price		\$265,000	\$290,000	+ 9.4%	\$275,000	\$260,000	- 5.5%
Avg. Sales Price		\$286,544	\$266,400	- 7.0%	\$290,377	\$259,321	- 10.7%
Pct. of List Price Received		98.3%	99.2%	+ 0.9%	98.0%	97.5%	- 0.5%
Days on Market		70	54	- 22.9%	80	87	+ 8.7%
Affordability Index		103	95	- 7.8%	100	107	+ 7.0%
Active Listings		23	43	+ 87.0%	--	--	--
Months Supply		3.0	6.5	+ 116.7%	--	--	--

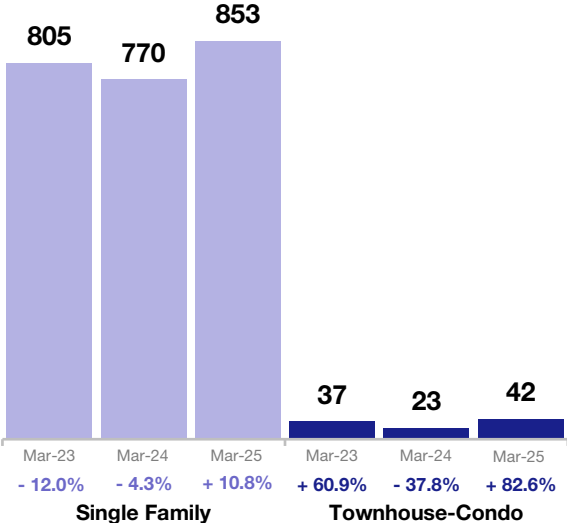
New Listings



March

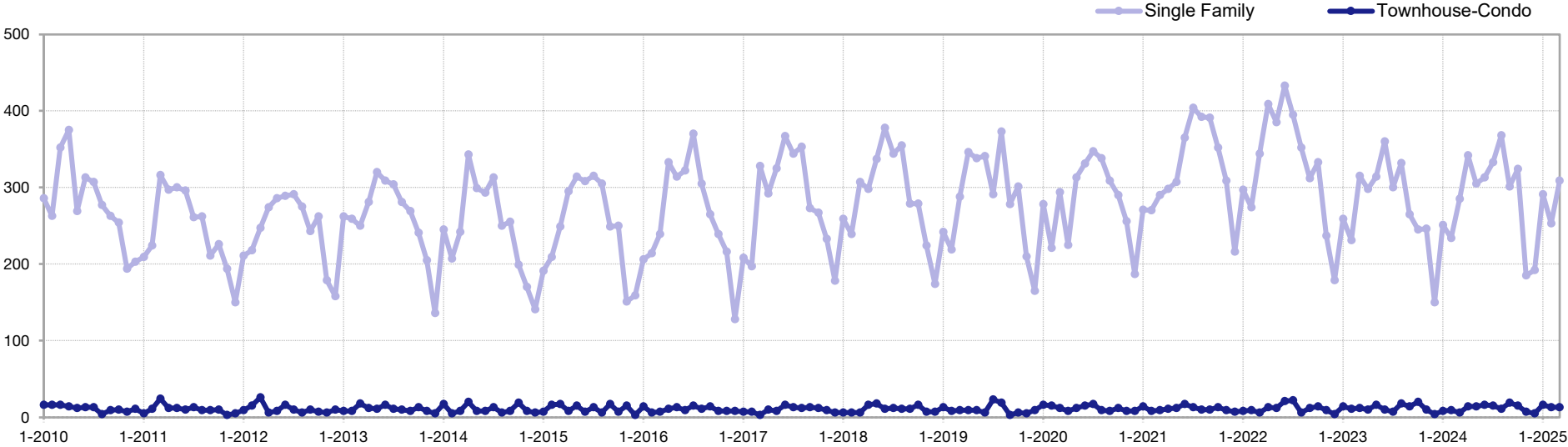


Year to Date

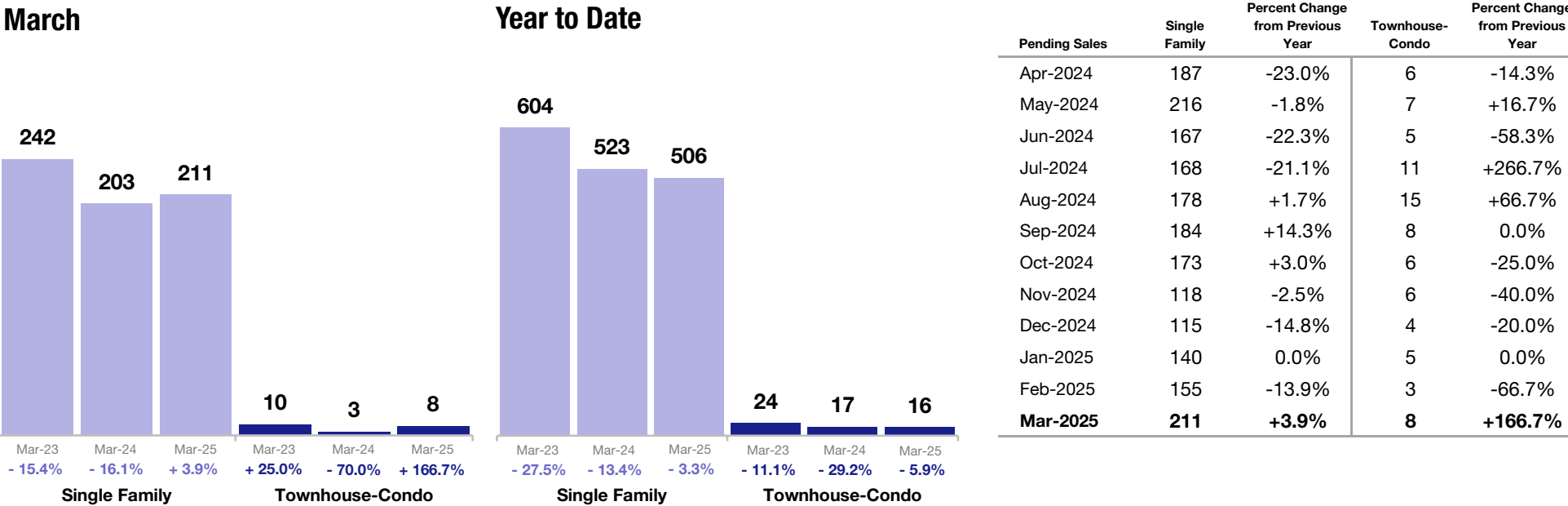


New Listings	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2024	342	+14.8%	14	+40.0%
May-2024	305	-2.9%	14	-12.5%
Jun-2024	313	-13.1%	16	+60.0%
Jul-2024	333	+11.0%	15	+114.3%
Aug-2024	368	+10.8%	11	-38.9%
Sep-2024	301	+13.6%	19	+35.7%
Oct-2024	324	+32.2%	15	-25.0%
Nov-2024	185	-24.8%	7	-30.0%
Dec-2024	192	+28.0%	5	+25.0%
Jan-2025	291	+15.9%	16	+100.0%
Feb-2025	253	+8.1%	13	+44.4%
Mar-2025	309	+8.4%	13	+116.7%

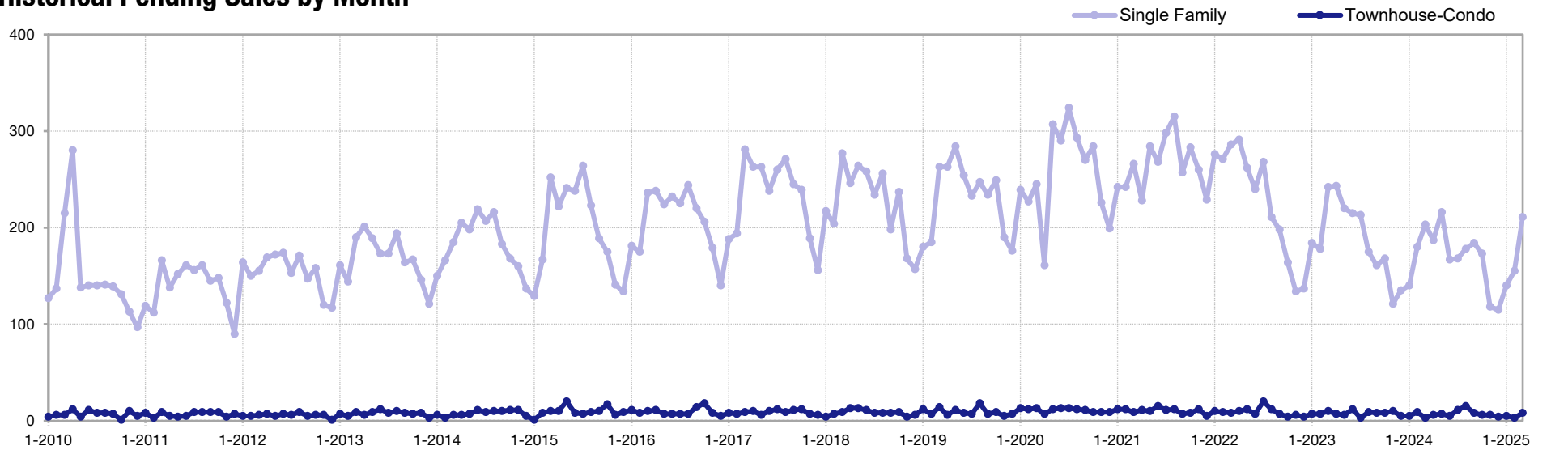
Historical New Listings by Month



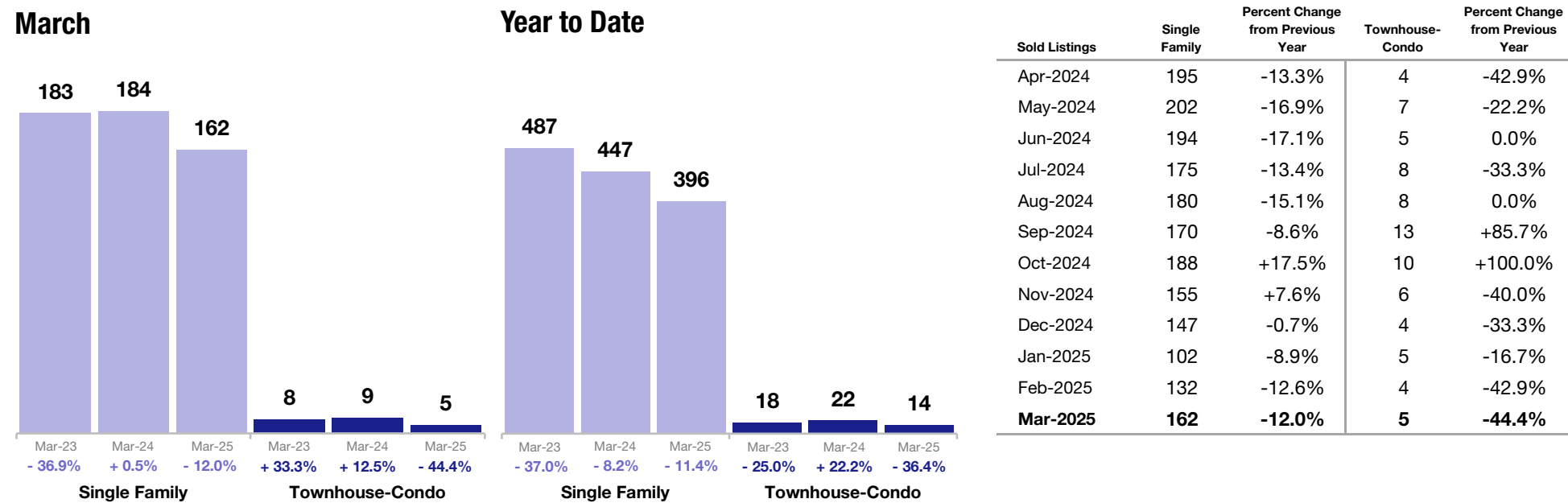
Pending Sales



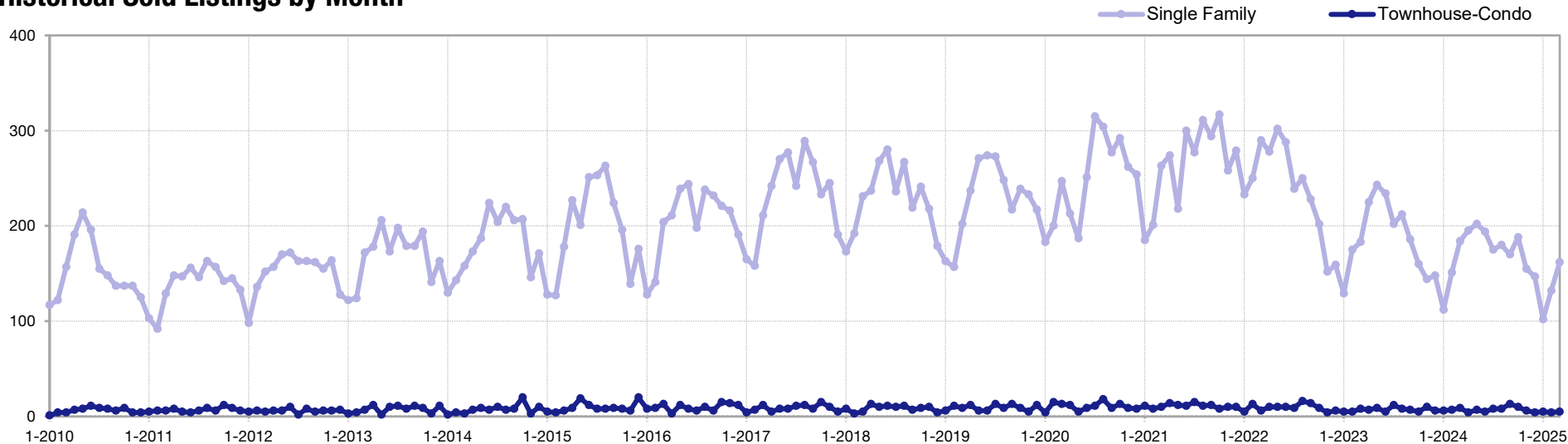
Historical Pending Sales by Month



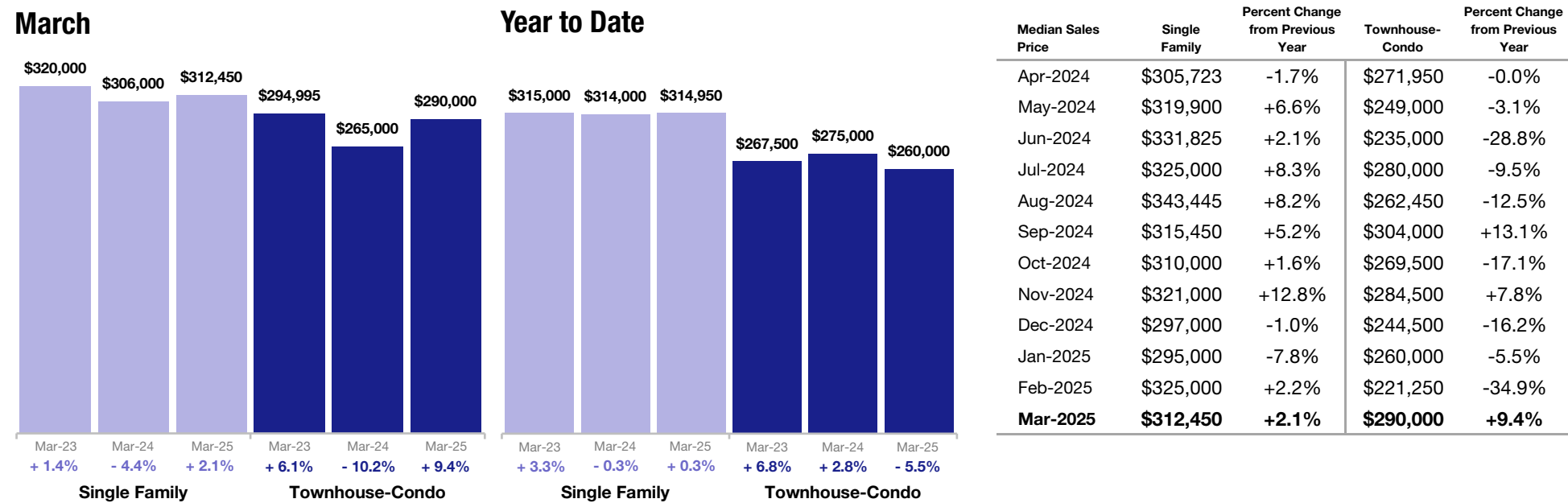
Sold Listings



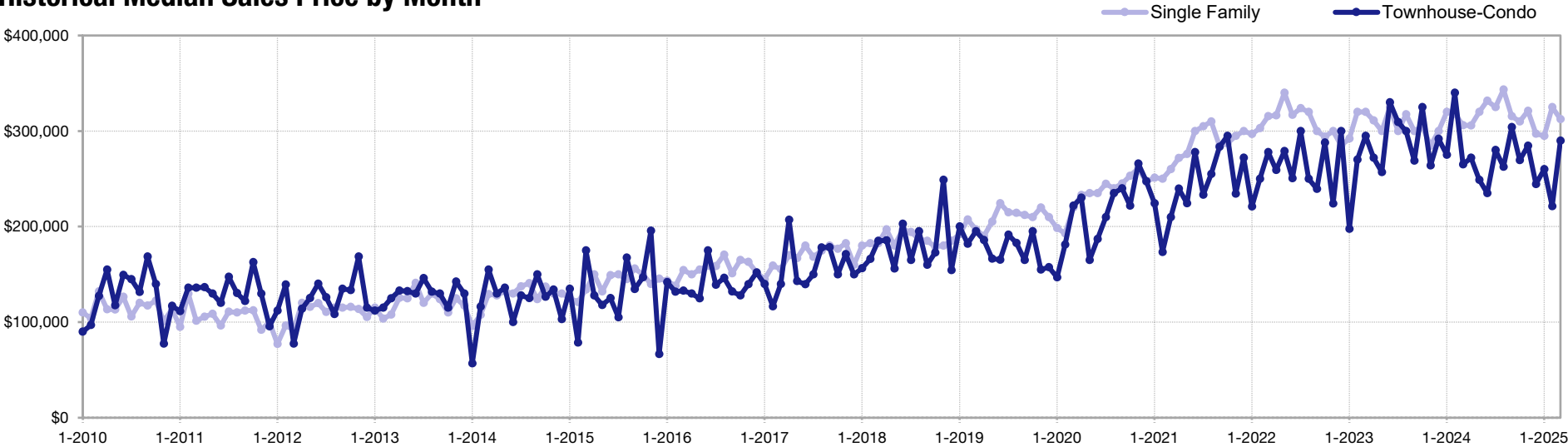
Historical Sold Listings by Month



Median Sales Price



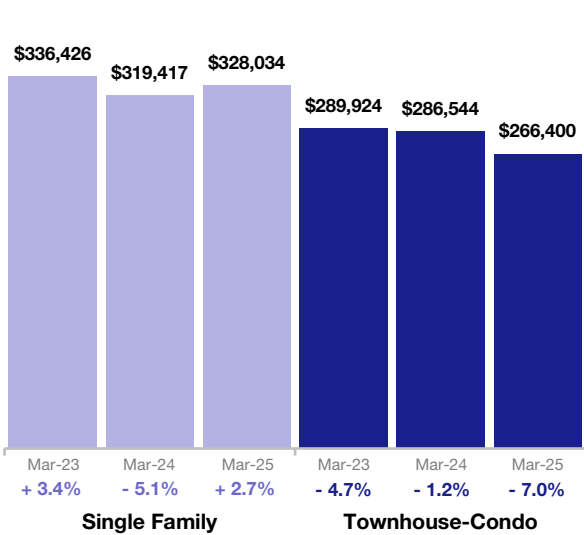
Historical Median Sales Price by Month



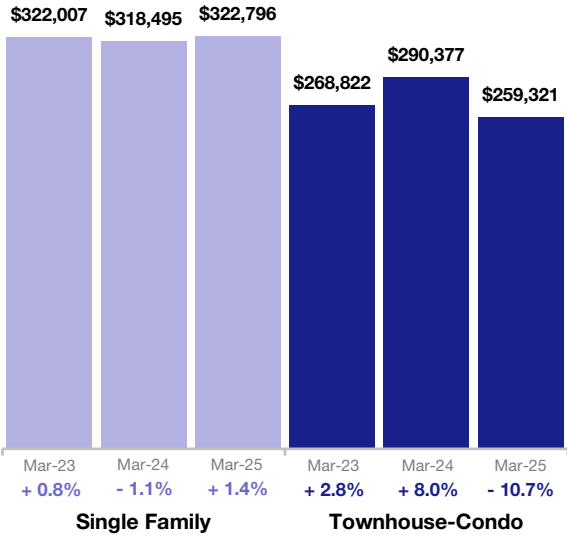
Average Sales Price



March

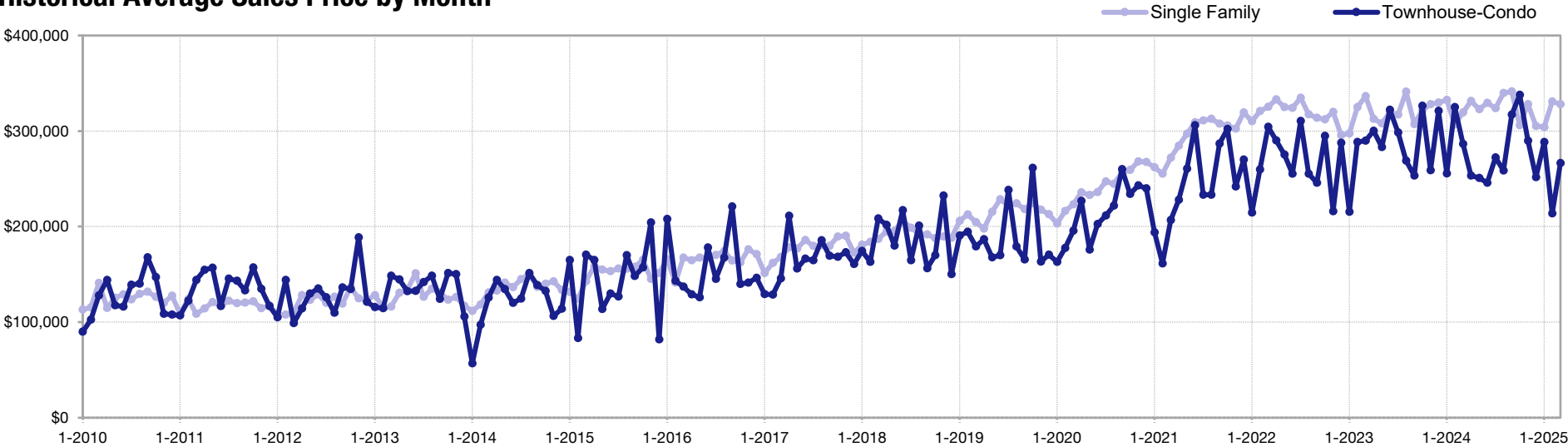


Year to Date



Avg. Sales Price	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2024	\$331,505	+6.0%	\$253,475	-15.5%
May-2024	\$322,774	+4.8%	\$250,929	-11.4%
Jun-2024	\$329,575	+3.1%	\$245,900	-23.7%
Jul-2024	\$323,842	+2.1%	\$272,438	-8.8%
Aug-2024	\$339,777	-0.4%	\$258,675	-3.8%
Sep-2024	\$341,325	+11.2%	\$317,185	+25.2%
Oct-2024	\$306,030	-4.9%	\$337,890	+3.6%
Nov-2024	\$327,947	+0.0%	\$290,000	+12.0%
Dec-2024	\$305,275	-7.4%	\$251,625	-21.7%
Jan-2025	\$304,228	-8.5%	\$288,600	+12.9%
Feb-2025	\$330,839	+7.8%	\$213,875	-34.2%
Mar-2025	\$328,034	+2.7%	\$266,400	-7.0%

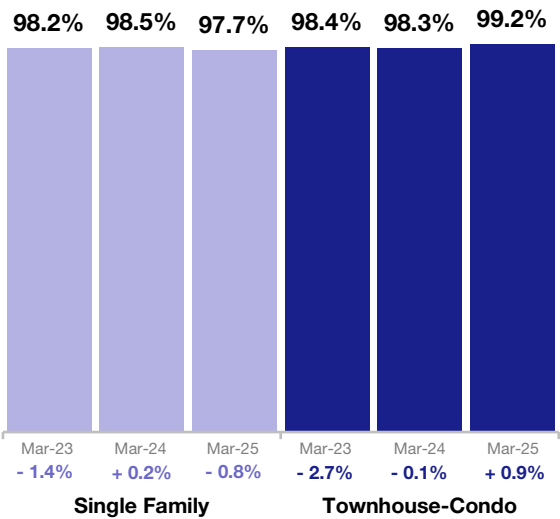
Historical Average Sales Price by Month



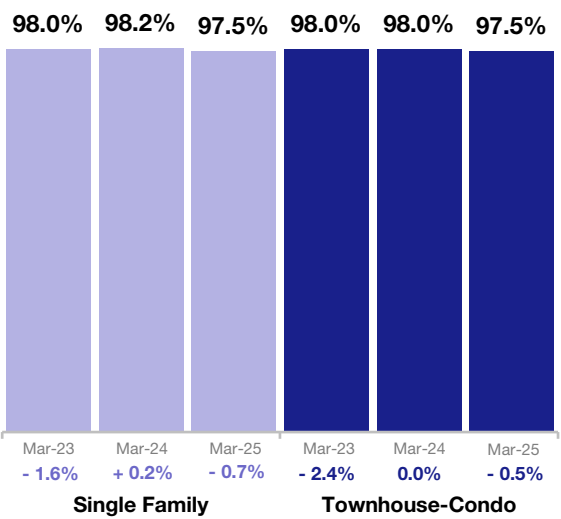
Percent of List Price Received



March

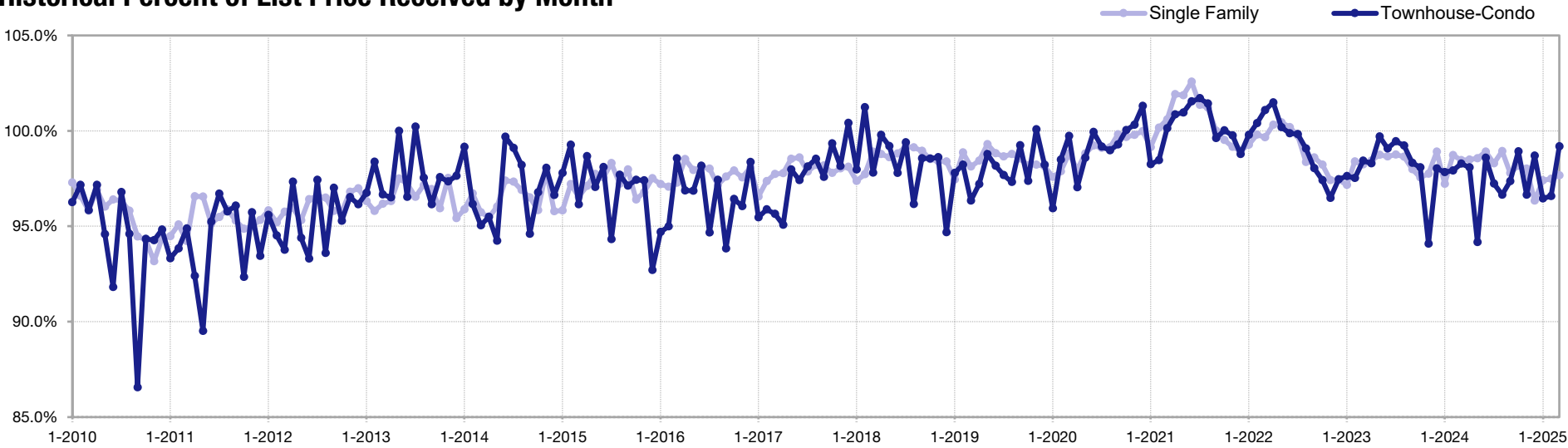


Year to Date

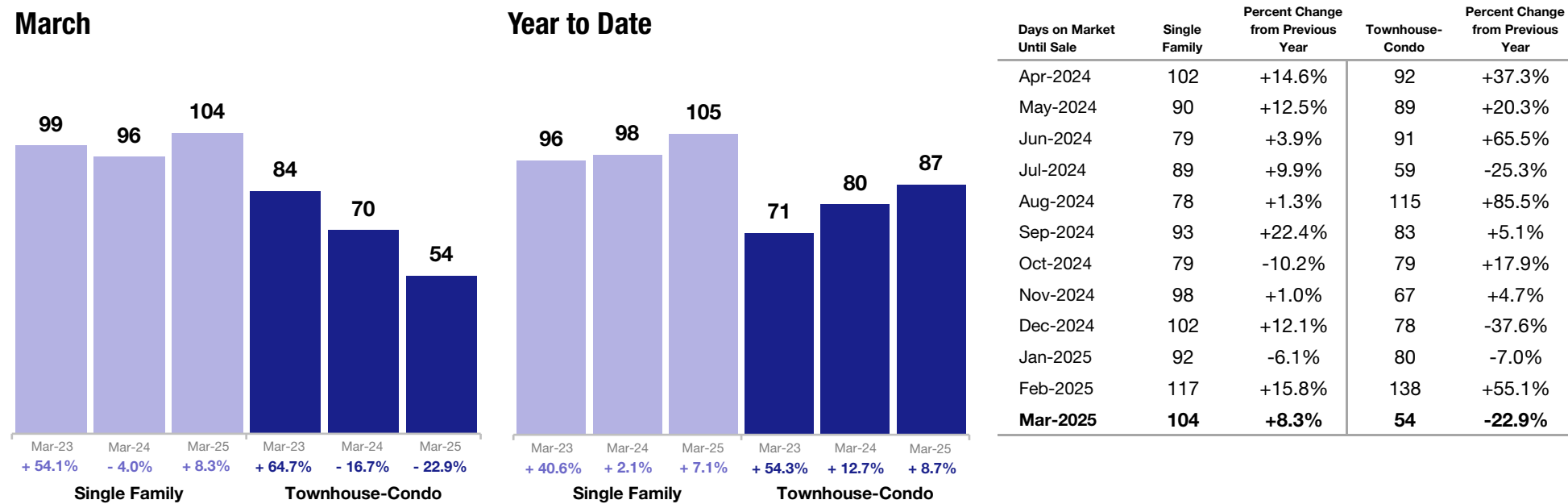


Pct. of List Price Received	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2024	98.5%	+0.1%	98.1%	-0.2%
May-2024	98.6%	-0.1%	94.2%	-5.5%
Jun-2024	98.9%	+0.2%	98.6%	-0.5%
Jul-2024	98.3%	-0.5%	97.2%	-2.2%
Aug-2024	98.9%	+0.3%	96.7%	-2.5%
Sep-2024	97.8%	-0.2%	97.4%	-0.9%
Oct-2024	98.2%	+0.6%	98.9%	+0.8%
Nov-2024	98.0%	+0.2%	96.6%	+2.7%
Dec-2024	96.3%	-2.6%	98.7%	+0.7%
Jan-2025	97.4%	+0.2%	96.5%	-1.3%
Feb-2025	97.5%	-1.2%	96.6%	-1.3%
Mar-2025	97.7%	-0.8%	99.2%	+0.9%

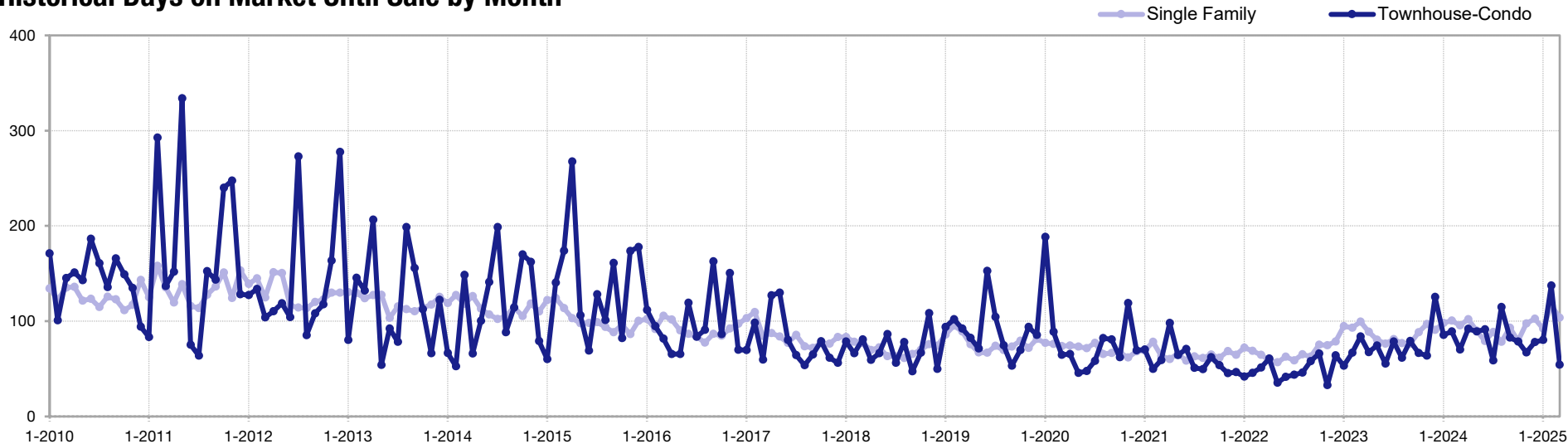
Historical Percent of List Price Received by Month



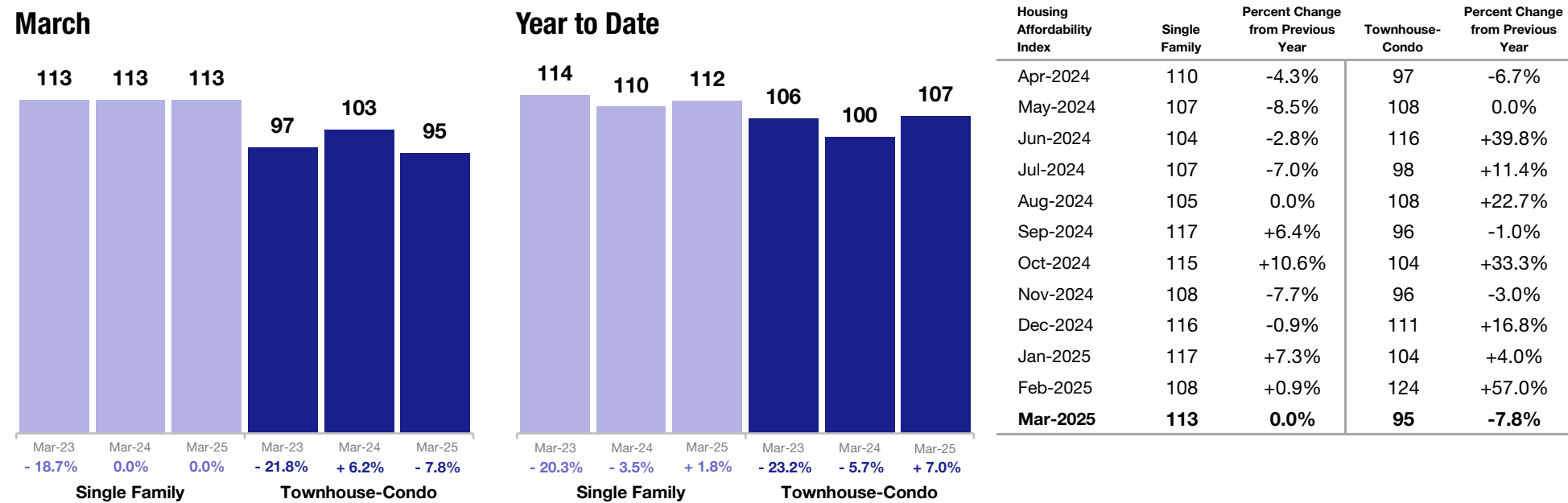
Days on Market Until Sale



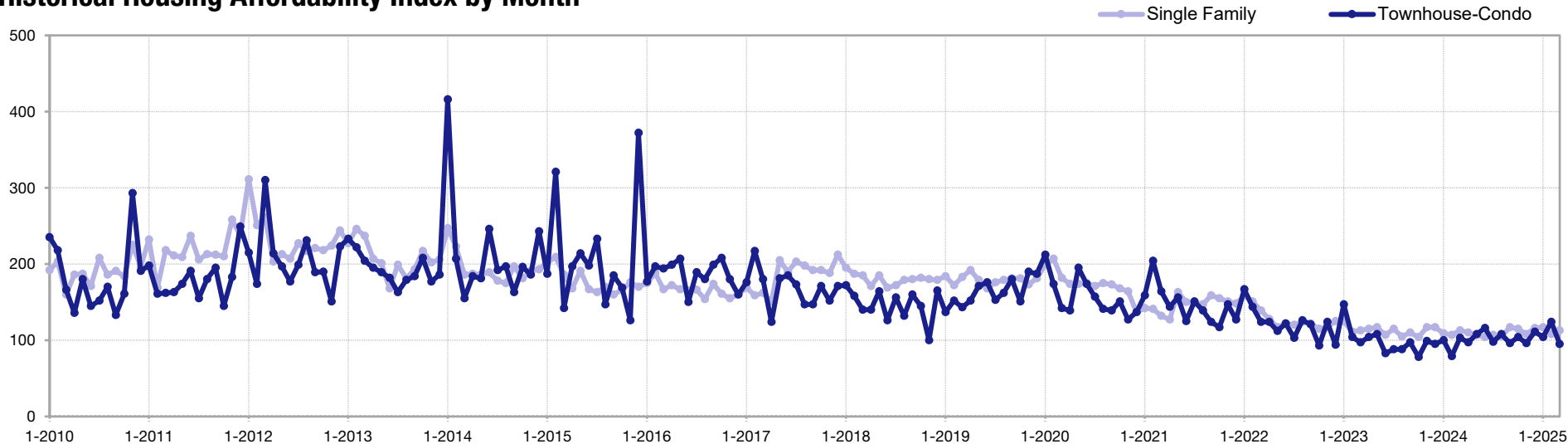
Historical Days on Market Until Sale by Month



Housing Affordability Index



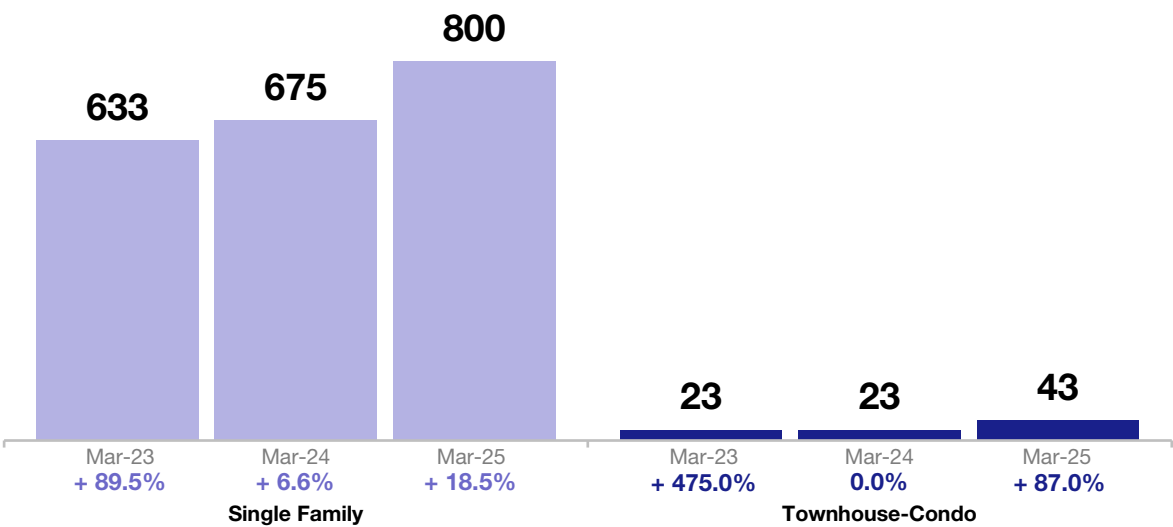
Historical Housing Affordability Index by Month



Inventory of Active Listings

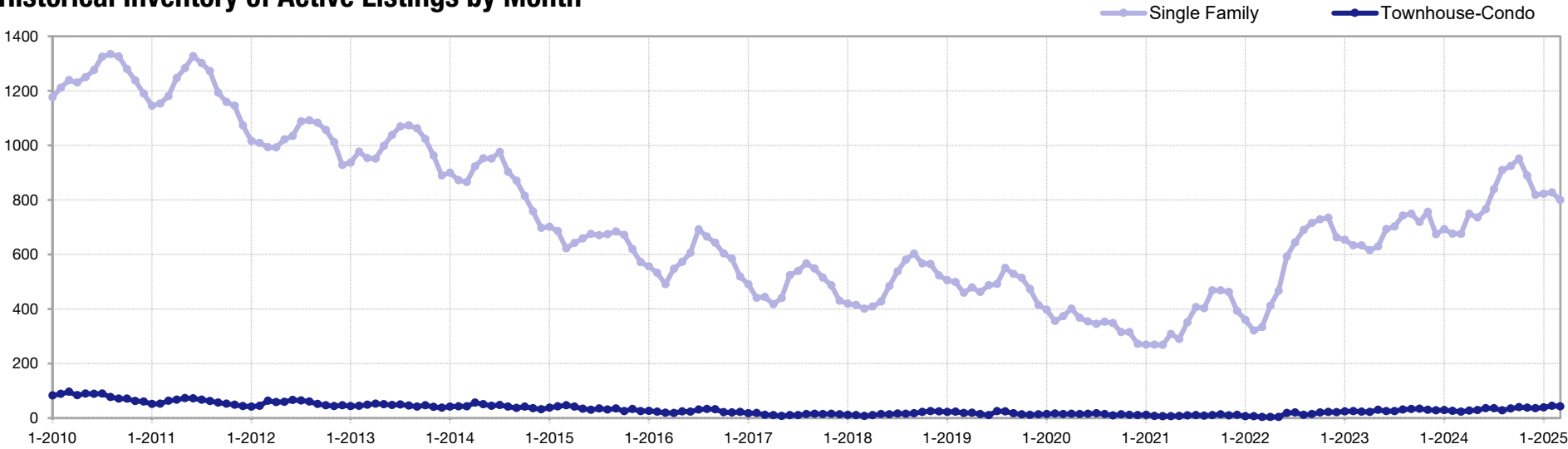


March



Inventory of Active Listings	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2024	749	+21.6%	27	+22.7%
May-2024	736	+17.0%	29	-3.3%
Jun-2024	766	+10.5%	36	+44.0%
Jul-2024	839	+19.5%	36	+44.0%
Aug-2024	909	+22.5%	28	-9.7%
Sep-2024	924	+23.4%	35	+6.1%
Oct-2024	951	+32.3%	40	+17.6%
Nov-2024	889	+17.6%	38	+26.7%
Dec-2024	818	+21.4%	36	+28.6%
Jan-2025	822	+18.6%	39	+34.5%
Feb-2025	827	+22.3%	45	+73.1%
Mar-2025	800	+18.5%	43	+87.0%

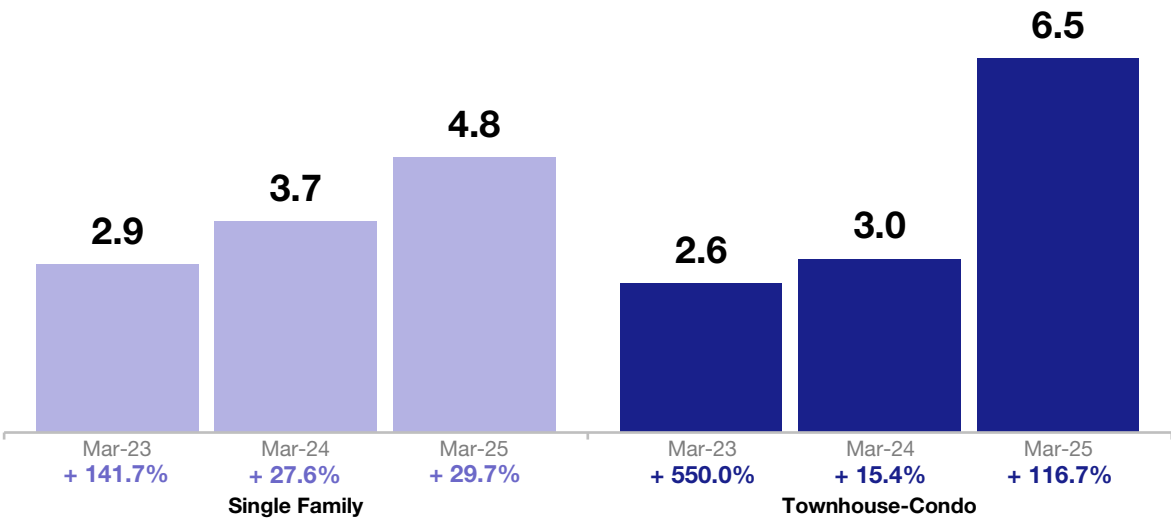
Historical Inventory of Active Listings by Month



Months Supply of Inventory

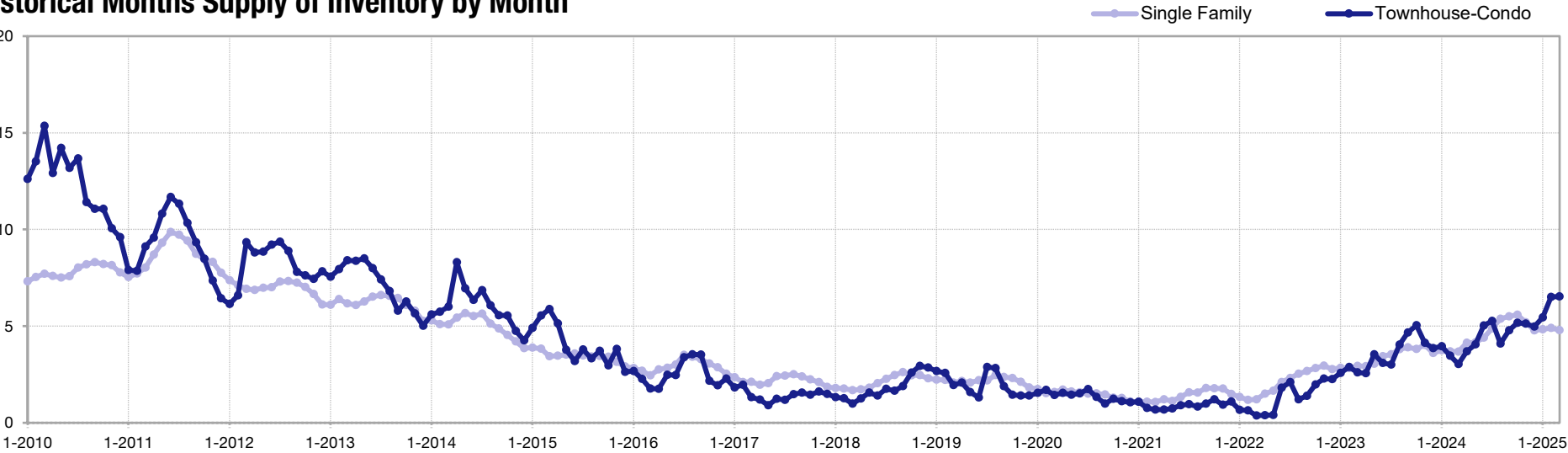


March



Months Supply of Inventory	Single Family	Percent Change from Previous Year	Townhouse-Condo	Percent Change from Previous Year
Apr-2024	4.1	+41.4%	3.7	+42.3%
May-2024	4.1	+32.3%	4.0	+14.3%
Jun-2024	4.4	+29.4%	5.0	+61.3%
Jul-2024	4.9	+40.0%	5.3	+76.7%
Aug-2024	5.4	+42.1%	4.1	+2.5%
Sep-2024	5.5	+41.0%	4.8	+2.1%
Oct-2024	5.6	+47.4%	5.2	+4.0%
Nov-2024	5.2	+30.0%	5.1	+24.4%
Dec-2024	4.8	+33.3%	5.0	+28.2%
Jan-2025	4.8	+29.7%	5.4	+35.0%
Feb-2025	4.9	+32.4%	6.5	+85.7%
Mar-2025	4.8	+29.7%	6.5	+116.7%

Historical Months Supply of Inventory by Month



Total Market Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.



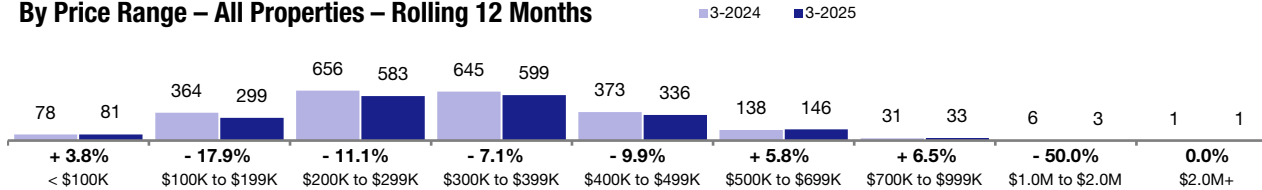
Key Metrics	Historical Sparkbars	3-2024	3-2025	Percent Change	YTD 2024	YTD 2025	Percent Change
New Listings		291	322	+ 10.7%	793	895	+ 12.9%
Pending Sales		206	219	+ 6.3%	540	522	- 3.3%
Sold Listings		193	167	- 13.5%	469	410	- 12.6%
Median Sales Price		\$305,000	\$302,000	- 1.0%	\$310,500	\$309,000	- 0.5%
Avg. Sales Price		\$317,884	\$326,189	+ 2.6%	\$317,173	\$320,618	+ 1.1%
Pct. of List Price Received		98.5%	97.7%	- 0.8%	98.2%	97.5%	- 0.7%
Days on Market		94	102	+ 8.5%	97	105	+ 8.2%
Affordability Index		113	117	+ 3.5%	111	114	+ 2.7%
Active Listings		698	843	+ 20.8%	--	--	--
Months Supply		3.7	4.9	+ 32.4%	--	--	--

Sold Listings

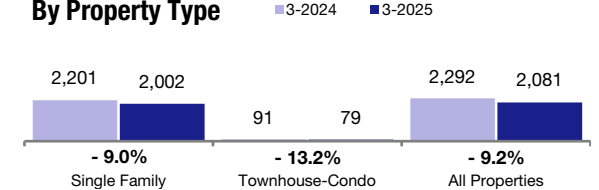
Actual sales that have closed in a given month.



By Price Range – All Properties – Rolling 12 Months



By Property Type



Rolling 12 Months

By Price Range	Single Family			Townhouse-Condo		
	3-2024	3-2025	Change	3-2024	3-2025	Change
\$99,999 and Below	78	81	+ 3.8%	0	0	--
\$100,000 to \$199,999	355	288	- 18.9%	9	11	+ 22.2%
\$200,000 to \$299,999	611	541	- 11.5%	45	42	- 6.7%
\$300,000 to \$399,999	616	578	- 6.2%	29	21	- 27.6%
\$400,000 to \$499,999	366	333	- 9.0%	7	3	- 57.1%
\$500,000 to \$699,999	137	145	+ 5.8%	1	1	0.0%
\$700,000 to \$999,999	31	32	+ 3.2%	0	1	--
\$1,000,000 to \$1,999,999	6	3	- 50.0%	0	0	--
\$2,000,000 and Above	1	1	0.0%	0	0	--
All Price Ranges	2,201	2,002	- 9.0%	91	79	- 13.2%

Compared to Prior Month

	Single Family			Townhouse-Condo		
	2-2025	3-2025	Change	2-2025	3-2025	Change
	8	3	- 62.5%	0	0	--
	16	23	+ 43.8%	2	1	- 50.0%
	34	51	+ 50.0%	2	3	+ 50.0%
	35	42	+ 20.0%	0	0	--
	29	28	- 3.4%	0	1	--
	7	12	+ 71.4%	0	0	--
	3	3	0.0%	0	0	--
	0	0	--	0	0	--
	0	0	--	0	0	--
	0	0	--	0	0	--
	132	162	+ 22.7%	4	5	+ 25.0%

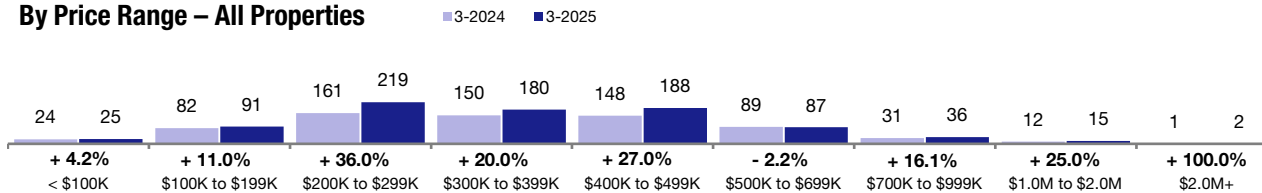
Year to Date

	Single Family			Townhouse-Condo		
	3-2024	3-2025	Change	3-2024	3-2025	Change
	16	17	+ 6.3%	0	0	--
	73	59	- 19.2%	2	3	+ 50.0%
	111	110	- 0.9%	11	8	- 27.3%
	135	107	- 20.7%	7	2	- 71.4%
	84	69	- 17.9%	2	1	- 50.0%
	21	26	+ 23.8%	0	0	--
	6	8	+ 33.3%	0	0	--
	1	0	- 100.0%	0	0	--
	0	0	--	0	0	--
	447	396	- 11.4%	22	14	- 36.4%

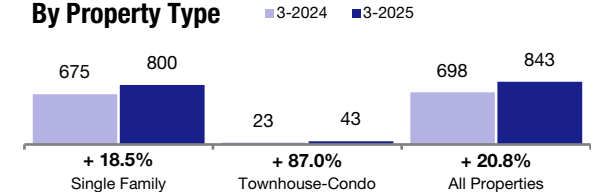
Inventory of Active Listings

A measure of the number of homes available for sale at a given time.

By Price Range – All Properties



By Property Type



Year over Year

By Price Range	Single Family			Townhouse-Condo		
	3-2024	3-2025	Change	3-2024	3-2025	Change
\$99,999 and Below	24	25	+ 4.2%	0	0	--
\$100,000 to \$199,999	78	82	+ 5.1%	4	9	+ 125.0%
\$200,000 to \$299,999	152	197	+ 29.6%	9	22	+ 144.4%
\$300,000 to \$399,999	140	172	+ 22.9%	10	8	- 20.0%
\$400,000 to \$499,999	148	186	+ 25.7%	0	2	--
\$500,000 to \$699,999	89	86	- 3.4%	0	1	--
\$700,000 to \$999,999	31	35	+ 12.9%	0	1	--
\$1,000,000 to \$1,999,999	12	15	+ 25.0%	0	0	--
\$2,000,000 and Above	1	2	+ 100.0%	0	0	--
All Price Ranges	675	800	+ 18.5%	23	43	+ 87.0%

Compared to Prior Month

	Single Family			Townhouse-Condo		
	2-2025	3-2025	Change	2-2025	3-2025	Change
	21	25	+ 19.0%	0	0	--
	82	82	0.0%	7	9	+ 28.6%
	215	197	- 8.4%	21	22	+ 4.8%
	191	172	- 9.9%	11	8	- 27.3%
	171	186	+ 8.8%	4	2	- 50.0%
	100	86	- 14.0%	1	1	0.0%
	33	35	+ 6.1%	1	1	0.0%
	12	15	+ 25.0%	0	0	--
	2	2	0.0%	0	0	--
	827	800	- 3.3%	45	43	- 4.4%

Year to Date

Single Family	Townhouse-Condo
---------------	-----------------

There are no year-to-date figures for inventory because it is simply a snapshot frozen in time at the end of each month. It does not add up over a period of months.

Glossary of Terms

A research tool provided by the Colorado Association of REALTORS®



New Listings	A measure of how much new supply is coming onto the market from sellers.
Pending Sales	A count of all the listings that went into pending status during the reported period. Pending listings are counted at the end of the reported period. Each listing can only be counted one time. If a listing goes into Pending, out of Pending, then back into Pending all in one reported period, this listing would only be counted once. This is the most real-time measure possible for home buyer activity, as it measures signed contracts on sales rather than the actual closed sale. As such, it is called a "leading indicator" of buyer demand.
Sold Listings	A measure of home sales that were closed to completion during the report period.
Median Sales Price	A measure of home values in a market area where 50% of activity was higher and 50% was lower than this price point.
Average Sales Price	A sum of all home sales prices divided by total number of sales.
Percent of List Price Received	A mathematical calculation of the percent difference from last list price and sold price for those listings sold in the reported period.
Days on Market Until Sale	A measure of how long it takes homes to sell, on average.
Housing Affordability Index	A measure of how affordable a region's housing is to its consumers. A higher number means greater affordability. The index is based on interest rates, median sales price and median income by county.
Inventory of Active Listings	A measure of the number of homes available for sale at a given time. The availability of homes for sale has a big effect on supply-demand dynamics and home prices.
Months Supply of Inventory	A measure of how balanced the market is between buyers and sellers. It is expressed as the number of months it would hypothetically take to sell through all the available homes for sale, given current levels of home sales. A balanced market ranges from 4 to 7 months of supply. A buyer's market has a higher number, reflecting fewer buyers relative to homes for sale. A seller's market has a lower number, reflecting more buyers relative to homes for sale.