

Local Market Update for July 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Gunnison City

Single Family	July			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 07-2024	Thru 07-2025	Percent Change from Previous Year
New Listings	4	10	+ 150.0%	29	40	+ 37.9%
Sold Listings	6	6	0.0%	19	24	+ 26.3%
Median Sales Price*	\$586,000	\$585,000	- 0.2%	\$587,000	\$643,000	+ 9.5%
Average Sales Price*	\$608,583	\$821,083	+ 34.9%	\$615,000	\$748,750	+ 21.7%
Percent of List Price Received*	100.0%	96.7%	- 3.3%	98.3%	97.2%	- 1.1%
Days on Market Until Sale	47	76	+ 61.7%	84	101	+ 20.2%
Inventory of Homes for Sale	10	15	+ 50.0%	--	--	--
Months Supply of Inventory	2.7	4.0	+ 48.1%	--	--	--

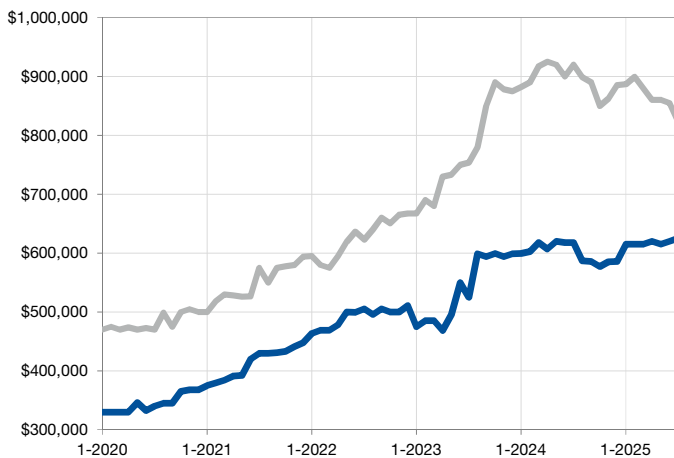
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	July			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 07-2024	Thru 07-2025	Percent Change from Previous Year
New Listings	5	2	- 60.0%	18	24	+ 33.3%
Sold Listings	1	3	+ 200.0%	16	18	+ 12.5%
Median Sales Price*	\$630,000	\$390,000	- 38.1%	\$380,000	\$299,568	- 21.2%
Average Sales Price*	\$630,000	\$408,333	- 35.2%	\$391,732	\$347,869	- 11.2%
Percent of List Price Received*	100.8%	100.0%	- 0.8%	98.0%	97.7%	- 0.3%
Days on Market Until Sale	91	119	+ 30.8%	120	109	- 9.2%
Inventory of Homes for Sale	6	10	+ 66.7%	--	--	--
Months Supply of Inventory	2.4	3.6	+ 50.0%	--	--	--

* 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

Gunnison Country Association —
Gunnison City —



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

Gunnison Country Association —
Gunnison City —

