

Local Market Update for July 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Rural Gunnison

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	13	12	- 7.7%	54	72	+ 33.3%
Sold Listings	7	9	+ 28.6%	24	38	+ 58.3%
Median Sales Price*	\$775,000	\$705,000	- 9.0%	\$892,000	\$758,500	- 15.0%
Average Sales Price*	\$841,643	\$703,056	- 16.5%	\$1,195,401	\$830,171	- 30.6%
Percent of List Price Received*	92.8%	93.1%	+ 0.3%	95.6%	95.4%	- 0.2%
Days on Market Until Sale	55	130	+ 136.4%	85	133	+ 56.5%
Inventory of Homes for Sale	33	45	+ 36.4%	--	--	--
Months Supply of Inventory	7.6	9.2	+ 21.1%	--	--	--

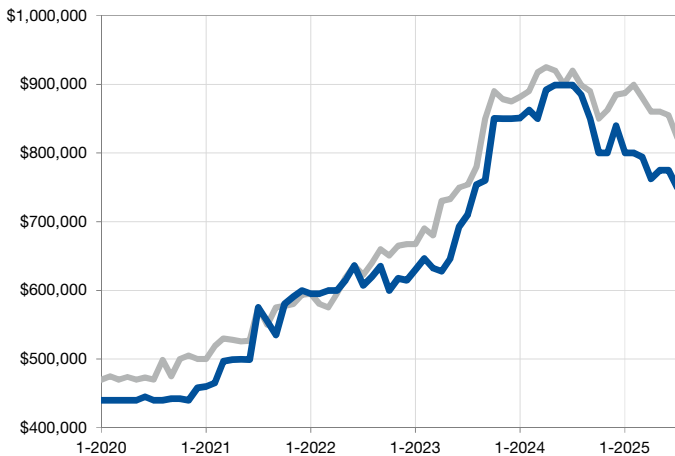
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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	1	1	0.0%	5	12	+ 140.0%
Sold Listings	1	2	+ 100.0%	2	11	+ 450.0%
Median Sales Price*	\$680,000	\$512,000	- 24.7%	\$469,000	\$535,000	+ 14.1%
Average Sales Price*	\$680,000	\$512,000	- 24.7%	\$469,000	\$490,964	+ 4.7%
Percent of List Price Received*	97.8%	100.0%	+ 2.2%	98.9%	97.5%	- 1.4%
Days on Market Until Sale	78	66	- 15.4%	60	95	+ 58.3%
Inventory of Homes for Sale	3	1	- 66.7%	--	--	--
Months Supply of Inventory	2.1	0.6	- 71.4%	--	--	--

* 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 —
Rural Gunnison —



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

Gunnison Country Association —
Rural Gunnison —

