

Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Gunnison City

Single Family	January			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
New Listings	1	3	+ 200.0%	1	3	+ 200.0%
Sold Listings	3	2	- 33.3%	3	2	- 33.3%
Median Sales Price*	\$549,000	\$645,000	+ 17.5%	\$549,000	\$645,000	+ 17.5%
Average Sales Price*	\$548,333	\$645,000	+ 17.6%	\$548,333	\$645,000	+ 17.6%
Percent of List Price Received*	98.6%	97.8%	- 0.8%	98.6%	97.8%	- 0.8%
Days on Market Until Sale	127	90	- 29.1%	127	90	- 29.1%
Inventory of Homes for Sale	6	9	+ 50.0%	--	--	--
Months Supply of Inventory	1.4	2.8	+ 100.0%	--	--	--

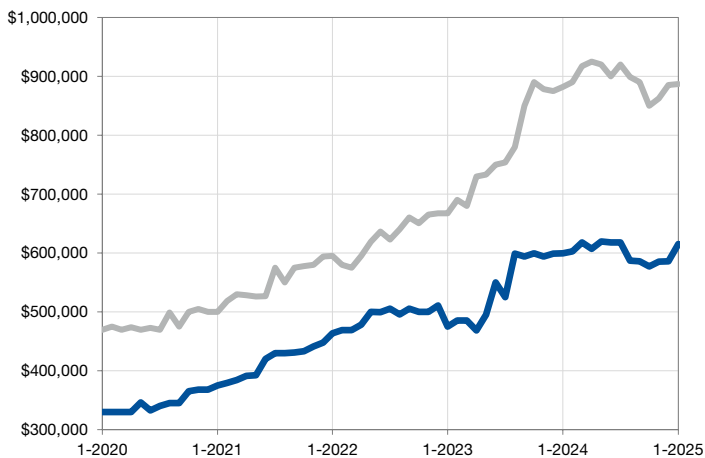
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	January			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
New Listings	0	3	--	0	3	--
Sold Listings	2	3	+ 50.0%	2	3	+ 50.0%
Median Sales Price*	\$296,752	\$352,500	+ 18.8%	\$296,752	\$352,500	+ 18.8%
Average Sales Price*	\$296,752	\$333,667	+ 12.4%	\$296,752	\$333,667	+ 12.4%
Percent of List Price Received*	96.9%	93.2%	- 3.8%	96.9%	93.2%	- 3.8%
Days on Market Until Sale	94	158	+ 68.1%	94	158	+ 68.1%
Inventory of Homes for Sale	3	10	+ 233.3%	--	--	--
Months Supply of Inventory	0.8	4.1	+ 412.5%	--	--	--

* 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 —

