

Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



Gunnison City

Single Family	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	3	2	- 33.3%	3	2	- 33.3%
Sold Listings	2	1	- 50.0%	2	1	- 50.0%
Median Sales Price*	\$645,000	\$405,000	- 37.2%	\$645,000	\$405,000	- 37.2%
Average Sales Price*	\$645,000	\$405,000	- 37.2%	\$645,000	\$405,000	- 37.2%
Percent of List Price Received*	97.8%	80.2%	- 18.0%	97.8%	80.2%	- 18.0%
Days on Market Until Sale	90	139	+ 54.4%	90	139	+ 54.4%
Inventory of Homes for Sale	9	14	+ 55.6%	--	--	--
Months Supply of Inventory	2.8	3.9	+ 39.3%	--	--	--

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

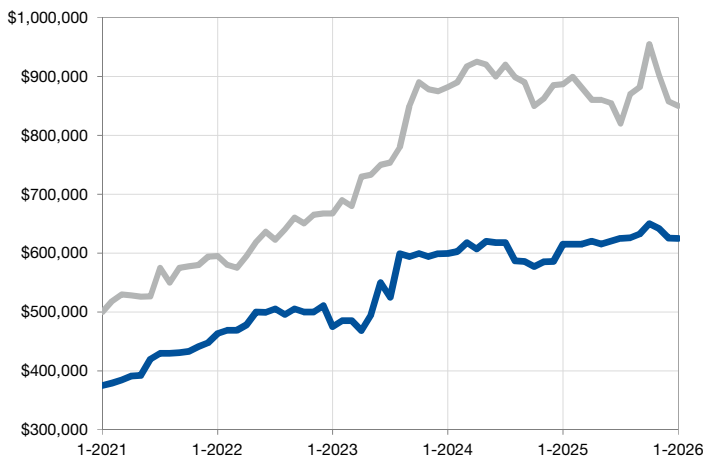
Townhouse/Condo	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	3	0	- 100.0%	3	0	- 100.0%
Sold Listings	3	2	- 33.3%	3	2	- 33.3%
Median Sales Price*	\$352,500	\$211,500	- 40.0%	\$352,500	\$211,500	- 40.0%
Average Sales Price*	\$333,667	\$211,500	- 36.6%	\$333,667	\$211,500	- 36.6%
Percent of List Price Received*	93.2%	95.7%	+ 2.7%	93.2%	95.7%	+ 2.7%
Days on Market Until Sale	158	96	- 39.2%	158	96	- 39.2%
Inventory of Homes for Sale	9	15	+ 66.7%	--	--	--
Months Supply of Inventory	3.7	4.4	+ 18.9%	--	--	--

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

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 —

