

Local Market Update for December 2022

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Custer County

Contact the Royal Gorge Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

Single Family	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
Key Metrics						
New Listings	9	14	+ 55.6%	258	243	- 5.8%
Sold Listings	24	9	- 62.5%	233	170	- 27.0%
Median Sales Price*	\$457,500	\$425,000	- 7.1%	\$425,000	\$434,950	+ 2.3%
Average Sales Price*	\$615,338	\$403,945	- 34.4%	\$538,247	\$483,456	- 10.2%
Percent of List Price Received*	96.9%	96.1%	- 0.8%	98.1%	97.2%	- 0.9%
Days on Market Until Sale	65	65	0.0%	83	73	- 12.0%
Inventory of Homes for Sale	52	71	+ 36.5%	--	--	--
Months Supply of Inventory	2.7	5.0	+ 85.2%	--	--	--

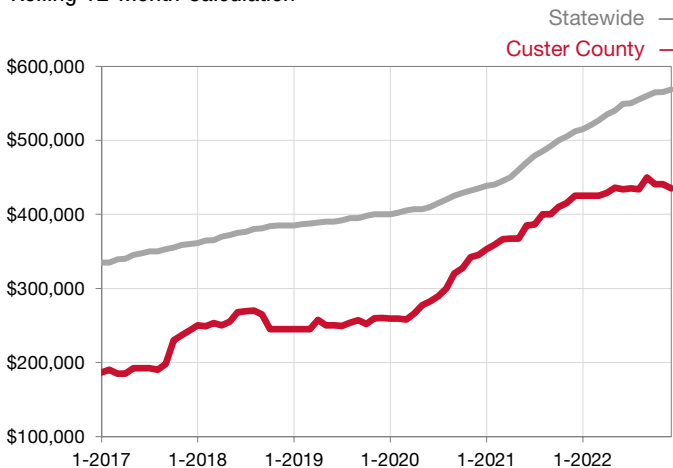
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
Key Metrics						
New Listings	1	0	- 100.0%	1	2	+ 100.0%
Sold Listings	0	0	--	0	2	--
Median Sales Price*	\$0	\$0	--	\$0	\$128,500	--
Average Sales Price*	\$0	\$0	--	\$0	\$128,500	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	98.7%	--
Days on Market Until Sale	0	0	--	0	41	--
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.0	1.0	--	--	--	--

* 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

