

Local Market Update for April 2023

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

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Chaffee County

Contact the REALTORS® of Central Colorado for more detailed local statistics or to find a REALTOR® in the area.

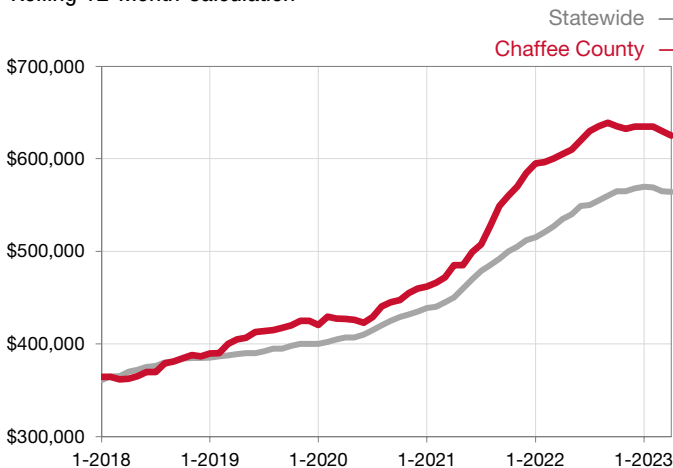
Single Family	April			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 04-2022	Thru 04-2023	Percent Change from Previous Year
Key Metrics						
New Listings	65	46	- 29.2%	181	145	- 19.9%
Sold Listings	36	20	- 44.4%	120	96	- 20.0%
Median Sales Price*	\$755,000	\$677,500	- 10.3%	\$648,000	\$572,500	- 11.7%
Average Sales Price*	\$970,937	\$1,109,410	+ 14.3%	\$765,835	\$736,390	- 3.8%
Percent of List Price Received*	99.3%	97.2%	- 2.1%	99.4%	96.5%	- 2.9%
Days on Market Until Sale	59	43	- 27.1%	36	85	+ 136.1%
Inventory of Homes for Sale	90	111	+ 23.3%	--	--	--
Months Supply of Inventory	2.3	3.5	+ 52.2%	--	--	--

* 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	April			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 04-2022	Thru 04-2023	Percent Change from Previous Year
Key Metrics						
New Listings	11	12	+ 9.1%	31	37	+ 19.4%
Sold Listings	8	7	- 12.5%	26	38	+ 46.2%
Median Sales Price*	\$536,250	\$649,000	+ 21.0%	\$489,500	\$540,000	+ 10.3%
Average Sales Price*	\$534,852	\$611,071	+ 14.3%	\$516,714	\$571,026	+ 10.5%
Percent of List Price Received*	100.0%	100.1%	+ 0.1%	99.9%	98.2%	- 1.7%
Days on Market Until Sale	59	11	- 81.4%	33	61	+ 84.8%
Inventory of Homes for Sale	17	21	+ 23.5%	--	--	--
Months Supply of Inventory	2.6	2.9	+ 11.5%	--	--	--

* 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



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

