

Local Market Update for May 2023

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Chaffee County

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

Single Family	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
Key Metrics						
New Listings	68	76	+ 11.8%	248	221	- 10.9%
Sold Listings	39	37	- 5.1%	159	134	- 15.7%
Median Sales Price*	\$660,000	\$575,000	- 12.9%	\$649,000	\$575,000	- 11.4%
Average Sales Price*	\$697,062	\$564,087	- 19.1%	\$748,966	\$689,960	- 7.9%
Percent of List Price Received*	98.8%	97.1%	- 1.7%	99.3%	96.6%	- 2.7%
Days on Market Until Sale	32	36	+ 12.5%	35	71	+ 102.9%
Inventory of Homes for Sale	115	145	+ 26.1%	--	--	--
Months Supply of Inventory	3.0	4.6	+ 53.3%	--	--	--

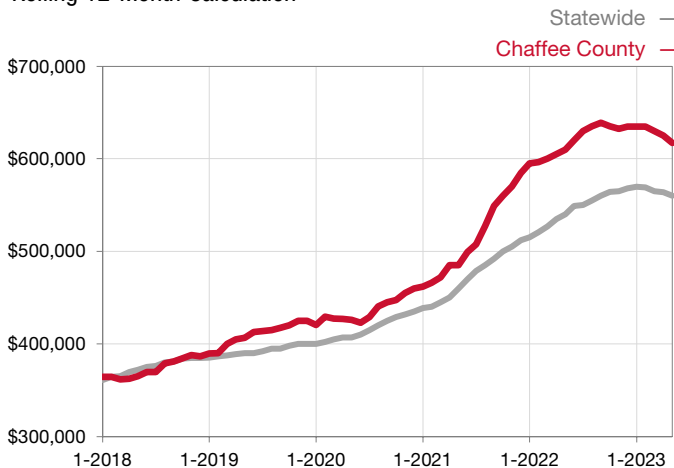
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
Key Metrics						
New Listings	12	8	- 33.3%	43	45	+ 4.7%
Sold Listings	8	7	- 12.5%	34	45	+ 32.4%
Median Sales Price*	\$577,500	\$440,000	- 23.8%	\$502,000	\$525,000	+ 4.6%
Average Sales Price*	\$573,750	\$465,286	- 18.9%	\$530,134	\$554,578	+ 4.6%
Percent of List Price Received*	98.3%	104.5%	+ 6.3%	99.5%	99.2%	- 0.3%
Days on Market Until Sale	25	67	+ 168.0%	31	62	+ 100.0%
Inventory of Homes for Sale	24	29	+ 20.8%	--	--	--
Months Supply of Inventory	3.6	4.1	+ 13.9%	--	--	--

* 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



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

