

# Local Market Update for January 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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## Saguache County

Contact the REALTORS® of Central Colorado, Pagosa Springs Area Association of REALTORS® or Gunnison Country Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

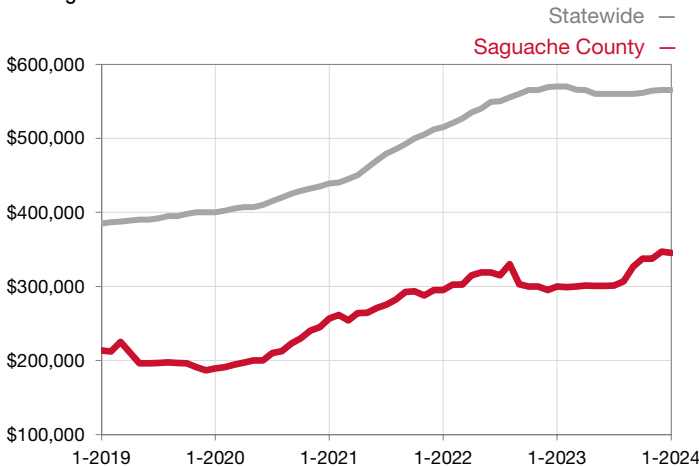
Single Family	January			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	3	8	+ 166.7%	3	8	+ 166.7%
Sold Listings	4	6	+ 50.0%	4	6	+ 50.0%
Median Sales Price*	\$341,450	<b>\$185,000</b>	- 45.8%	\$341,450	<b>\$185,000</b>	- 45.8%
Average Sales Price*	\$360,975	<b>\$395,000</b>	+ 9.4%	\$360,975	<b>\$395,000</b>	+ 9.4%
Percent of List Price Received*	95.9%	<b>94.7%</b>	- 1.3%	95.9%	<b>94.7%</b>	- 1.3%
Days on Market Until Sale	81	<b>128</b>	+ 58.0%	81	<b>128</b>	+ 58.0%
Inventory of Homes for Sale	61	<b>48</b>	- 21.3%	--	--	--
Months Supply of Inventory	7.5	<b>8.2</b>	+ 9.3%	--	--	--

\* 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		
	2023	2024	Percent Change from Previous Year	Thru 01-2023	Thru 01-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Average Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>0.0%</b>	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	1	<b>1</b>	0.0%	--	--	--
Months Supply of Inventory	0.0	<b>0.0</b>	--	--	--	--

\* 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

