

Local Market Update for February 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Bayfield In Town

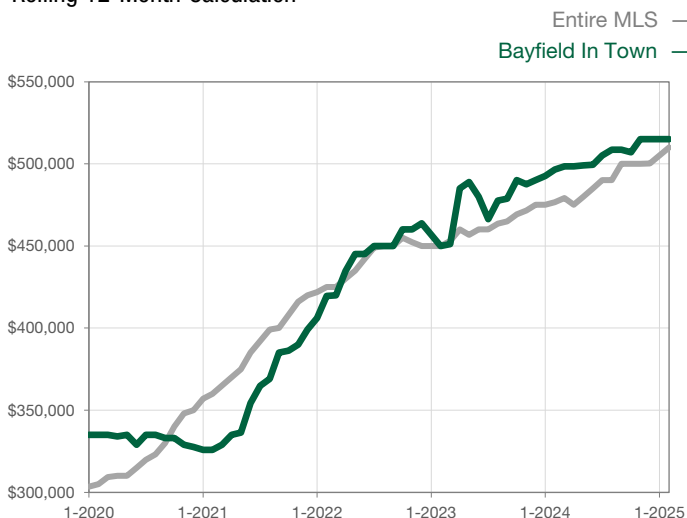
| Single Family | February | | | Year to Date | | |
|--------------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics | 2024 | 2025 | Percent Change from Previous Year | Thru 02-2024 | Thru 02-2025 | Percent Change from Previous Year |
| New Listings | 5 | 2 | - 60.0% | 5 | 5 | 0.0% |
| Sold Listings | 1 | 4 | + 300.0% | 1 | 6 | + 500.0% |
| Median Sales Price* | \$520,000 | \$540,000 | + 3.8% | \$520,000 | \$522,000 | + 0.4% |
| Average Sales Price* | \$520,000 | \$512,500 | - 1.4% | \$520,000 | \$506,500 | - 2.6% |
| Percent of List Price Received* | 99.0% | 97.6% | - 1.4% | 99.0% | 97.7% | - 1.3% |
| Days on Market Until Sale | 69 | 101 | + 46.4% | 69 | 136 | + 97.1% |
| Cumulative Days on Market Until Sale | 69 | 101 | + 46.4% | 69 | 136 | + 97.1% |
| Inventory of Homes for Sale | 8 | 3 | - 62.5% | -- | -- | -- |
| Months Supply of Inventory | 2.3 | 0.7 | - 69.6% | -- | -- | -- |

* 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 | February | | | Year to Date | | |
|--------------------------------------|----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics | 2024 | 2025 | Percent Change from Previous Year | Thru 02-2024 | Thru 02-2025 | Percent Change from Previous Year |
| New Listings | 1 | 0 | - 100.0% | 1 | 6 | + 500.0% |
| Sold Listings | 0 | 2 | -- | 1 | 4 | + 300.0% |
| Median Sales Price* | \$0 | \$391,450 | -- | \$292,500 | \$365,000 | + 24.8% |
| Average Sales Price* | \$0 | \$391,450 | -- | \$292,500 | \$378,225 | + 29.3% |
| Percent of List Price Received* | 0.0% | 95.5% | -- | 93.8% | 97.8% | + 4.3% |
| Days on Market Until Sale | 0 | 81 | -- | 126 | 100 | - 20.6% |
| Cumulative Days on Market Until Sale | 0 | 81 | -- | 126 | 100 | - 20.6% |
| Inventory of Homes for Sale | 3 | 4 | + 33.3% | -- | -- | -- |
| Months Supply of Inventory | 2.4 | 2.3 | - 4.2% | -- | -- | -- |

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

