

# Local Market Update for September 2025

A Research Tool Provided by the Colorado Association of REALTORS®



## Vallecito

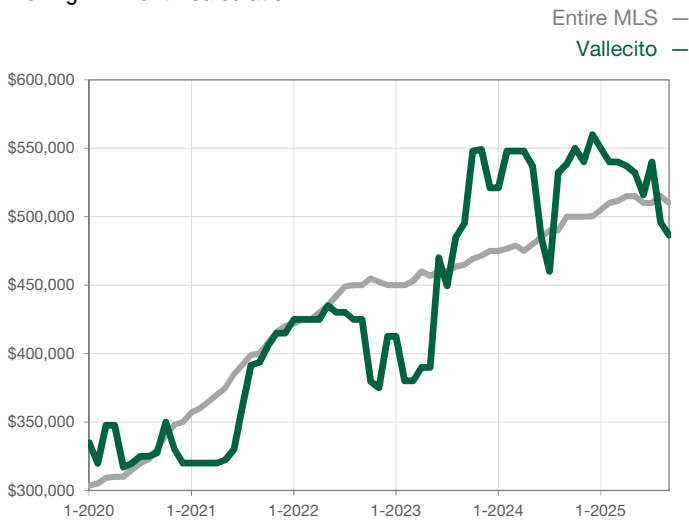
Key Metrics	September			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
New Listings	2	2	0.0%	41	48	+ 17.1%
Sold Listings	5	3	- 40.0%	18	23	+ 27.8%
Median Sales Price*	\$678,000	<b>\$395,000</b>	- 41.7%	\$550,000	<b>\$481,000</b>	- 12.5%
Average Sales Price*	\$576,900	<b>\$421,667</b>	- 26.9%	\$537,971	<b>\$489,978</b>	- 8.9%
Percent of List Price Received*	96.0%	<b>97.2%</b>	+ 1.3%	95.8%	<b>96.5%</b>	+ 0.7%
Days on Market Until Sale	92	<b>101</b>	+ 9.8%	94	<b>104</b>	+ 10.6%
Cumulative Days on Market Until Sale	92	<b>101</b>	+ 9.8%	101	<b>110</b>	+ 8.9%
Inventory of Homes for Sale	20	<b>21</b>	+ 5.0%	--	--	--
Months Supply of Inventory	8.5	<b>7.3</b>	- 14.1%	--	--	--

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

Key Metrics	September			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
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	--
Cumulative Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	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

