

# Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®



## Bayfield In Town

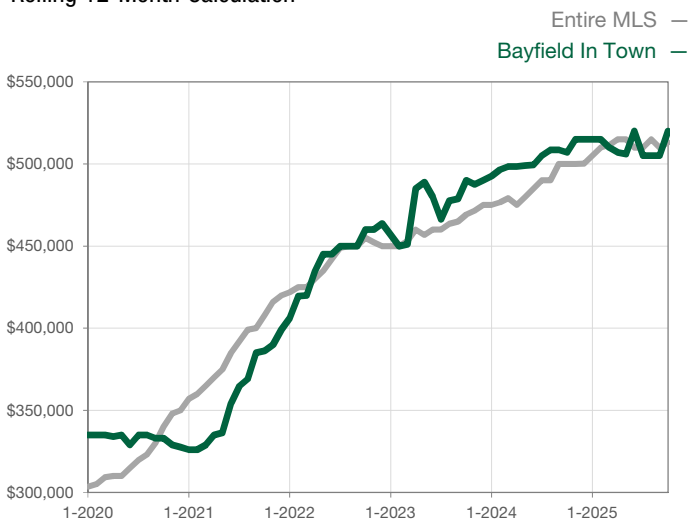
Key Metrics	October			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	3	5	+ 66.7%	51	46	- 9.8%
Sold Listings	5	5	0.0%	39	34	- 12.8%
Median Sales Price*	\$435,000	<b>\$569,000</b>	+ 30.8%	\$515,000	<b>\$522,500</b>	+ 1.5%
Average Sales Price*	\$444,400	<b>\$549,340</b>	+ 23.6%	\$496,567	<b>\$498,370</b>	+ 0.4%
Percent of List Price Received*	99.3%	<b>98.3%</b>	- 1.0%	98.1%	<b>98.2%</b>	+ 0.1%
Days on Market Until Sale	64	<b>69</b>	+ 7.8%	79	<b>88</b>	+ 11.4%
Cumulative Days on Market Until Sale	64	<b>69</b>	+ 7.8%	89	<b>92</b>	+ 3.4%
Inventory of Homes for Sale	7	<b>7</b>	0.0%	--	--	--
Months Supply of Inventory	1.8	<b>2.0</b>	+ 11.1%	--	--	--

\* 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	October			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
New Listings	0	4	--	11	14	+ 27.3%
Sold Listings	0	0	--	8	8	0.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$318,500	<b>\$371,900</b>	+ 16.8%
Average Sales Price*	\$0	<b>\$0</b>	--	\$335,813	<b>\$378,075</b>	+ 12.6%
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	98.0%	<b>98.7%</b>	+ 0.7%
Days on Market Until Sale	0	0	--	103	<b>102</b>	- 1.0%
Cumulative Days on Market Until Sale	0	0	--	127	<b>102</b>	- 19.7%
Inventory of Homes for Sale	3	<b>6</b>	+ 100.0%	--	--	--
Months Supply of Inventory	1.9	<b>4.7</b>	+ 147.4%	--	--	--

\* 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

