

Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



Vallecito

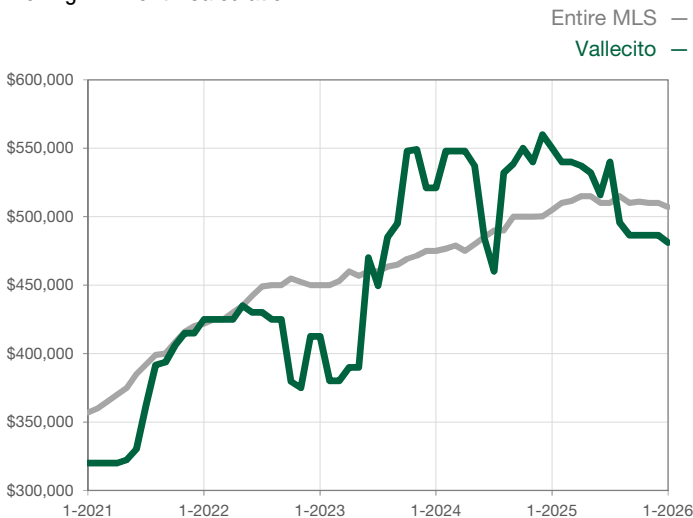
Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	1	2	+ 100.0%	1	2	+ 100.0%
Sold Listings	2	1	- 50.0%	2	1	- 50.0%
Median Sales Price*	\$609,950	\$460,000	- 24.6%	\$609,950	\$460,000	- 24.6%
Average Sales Price*	\$609,950	\$460,000	- 24.6%	\$609,950	\$460,000	- 24.6%
Percent of List Price Received*	96.9%	96.8%	- 0.1%	96.9%	96.8%	- 0.1%
Days on Market Until Sale	138	228	+ 65.2%	138	228	+ 65.2%
Cumulative Days on Market Until Sale	138	228	+ 65.2%	138	228	+ 65.2%
Inventory of Homes for Sale	8	8	0.0%	--	--	--
Months Supply of Inventory	3.6	2.6	- 27.8%	--	--	--

* 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	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	0	0	--	0	0	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
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	0.0	--	--	--	--

* 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

