

# Local Market Update for February 2026

A Research Tool Provided by the Colorado Association of REALTORS®



## Bayfield In Town

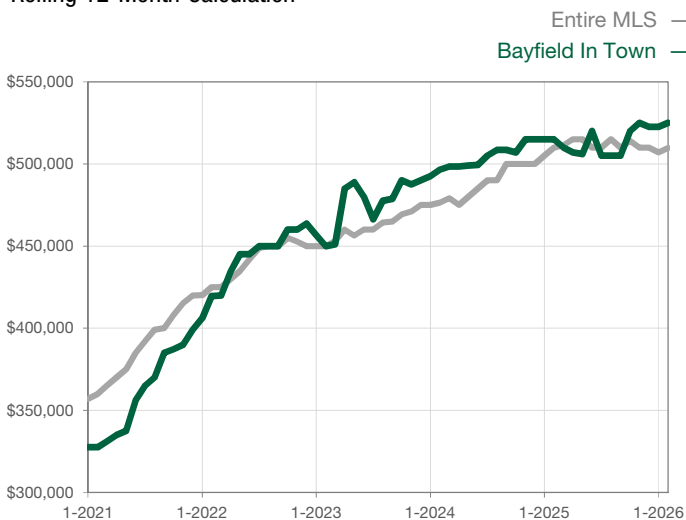
Single Family	February			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 02-2025	Thru 02-2026	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	2	4	+ 100.0%	5	6	+ 20.0%
Sold Listings	4	1	- 75.0%	6	5	- 16.7%
Median Sales Price*	\$540,000	<b>\$604,550</b>	+ 12.0%	\$522,000	<b>\$604,550</b>	+ 15.8%
Average Sales Price*	\$512,500	<b>\$604,550</b>	+ 18.0%	\$506,500	<b>\$577,010</b>	+ 13.9%
Percent of List Price Received*	97.6%	<b>101.6%</b>	+ 4.1%	97.7%	<b>97.3%</b>	- 0.4%
Days on Market Until Sale	101	<b>63</b>	- 37.6%	136	<b>89</b>	- 34.6%
Cumulative Days on Market Until Sale	101	<b>63</b>	- 37.6%	136	<b>89</b>	- 34.6%
Inventory of Homes for Sale	4	<b>7</b>	+ 75.0%	--	--	--
Months Supply of Inventory	0.9	<b>2.0</b>	+ 122.2%	--	--	--

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

Townhouse/Condo	February			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 02-2025	Thru 02-2026	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	0	--	6	1	- 83.3%
Sold Listings	2	2	0.0%	4	2	- 50.0%
Median Sales Price*	\$391,450	<b>\$363,950</b>	- 7.0%	\$365,000	<b>\$363,950</b>	- 0.3%
Average Sales Price*	\$391,450	<b>\$363,950</b>	- 7.0%	\$378,225	<b>\$363,950</b>	- 3.8%
Percent of List Price Received*	95.5%	<b>99.7%</b>	+ 4.4%	97.8%	<b>99.7%</b>	+ 1.9%
Days on Market Until Sale	81	<b>131</b>	+ 61.7%	100	<b>131</b>	+ 31.0%
Cumulative Days on Market Until Sale	81	<b>131</b>	+ 61.7%	100	<b>131</b>	+ 31.0%
Inventory of Homes for Sale	4	<b>3</b>	- 25.0%	--	--	--
Months Supply of Inventory	2.3	<b>1.8</b>	- 21.7%	--	--	--

\* 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

