

Local Market Update for May 2026

A Research Tool Provided by the Colorado Association of REALTORS®



Bayfield In Town

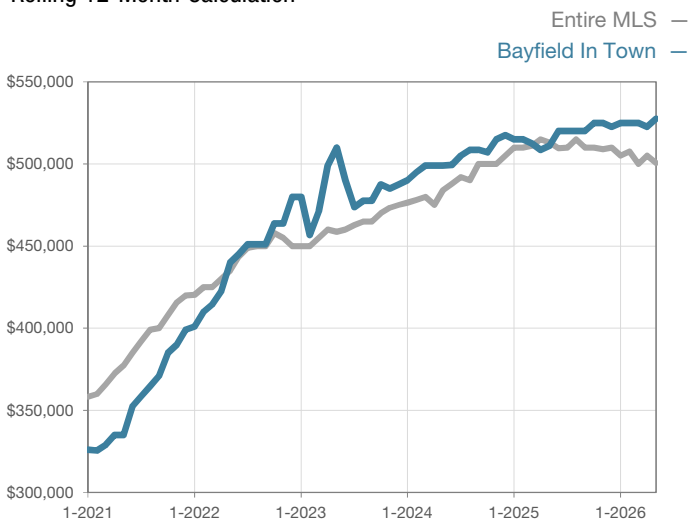
Key Metrics	May			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 05-2025	Thru 05-2026	Percent Change from Previous Year
New Listings	6	6	0.0%	19	27	+ 42.1%
Sold Listings	3	5	+ 66.7%	11	13	+ 18.2%
Median Sales Price*	\$535,000	\$584,900	+ 9.3%	\$525,000	\$584,900	+ 11.4%
Average Sales Price*	\$556,667	\$593,480	+ 6.6%	\$527,273	\$568,958	+ 7.9%
Percent of List Price Received*	98.7%	98.5%	- 0.2%	98.2%	98.0%	- 0.2%
Days on Market Until Sale	49	58	+ 18.4%	95	91	- 4.2%
Cumulative Days on Market Until Sale	49	57	+ 16.3%	95	89	- 6.3%
Inventory of Homes for Sale	11	13	+ 18.2%	--	--	--
Months Supply of Inventory	3.1	3.7	+ 19.4%	--	--	--

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

Key Metrics	May			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 05-2025	Thru 05-2026	Percent Change from Previous Year
New Listings	0	2	--	7	9	+ 28.6%
Sold Listings	1	1	0.0%	7	6	- 14.3%
Median Sales Price*	\$373,900	\$307,500	- 17.8%	\$373,900	\$358,950	- 4.0%
Average Sales Price*	\$373,900	\$307,500	- 17.8%	\$379,243	\$347,217	- 8.4%
Percent of List Price Received*	100.0%	99.2%	- 0.8%	98.5%	99.3%	+ 0.8%
Days on Market Until Sale	105	56	- 46.7%	91	98	+ 7.7%
Cumulative Days on Market Until Sale	105	56	- 46.7%	91	98	+ 7.7%
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	1.9	2.7	+ 42.1%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

