Local Market Update for November 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Cordillera

Includes the MLS areas of Cordillera Valley Club, Cordillera The Summit, Cordillera The Ranch, Cordillera The Divide, Red Canyon, Colorow and Squaw Creek

Single Family-Duplex

Key Metrics	November			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
New Listings	2	1	- 50.0%	38	60	+ 57.9%
Sold Listings	3	5	+ 66.7%	24	33	+ 37.5%
Median Sales Price*	$5,800,000	$4,200,000	- 27.6%	$3,410,000	$3,535,000	+ 3.7%
Average Sales Price*	$6,633,333	$3,900,000	- 41.2%	$4,045,538	$3,957,972	- 2.2%
Percent of List Price Received*	91.7%	93.0%	+ 1.4%	95.2%	95.6%	+ 0.4%
Days on Market Until Sale	409	135	- 67.0%	173	85	- 50.9%
Inventory of Homes for Sale	17	23	+ 35.3%	--	--	--
Months Supply of Inventory	6.3	8.1	+ 28.6%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.
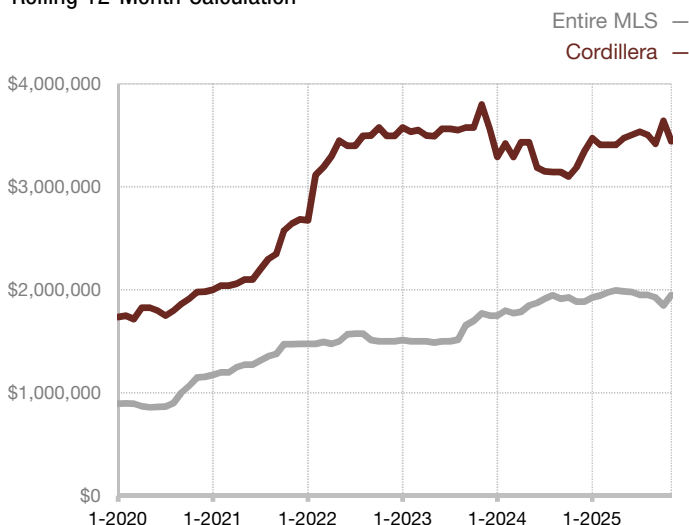** These monthly reports use Agent Days on Market data.

Townhouse/Condo

Key Metrics	November			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
New Listings	0	0	--	2	1	- 50.0%
Sold Listings	0	1	--	0	1	--
Median Sales Price*	$0	$2,425,000	--	$0	$2,425,000	--
Average Sales Price*	$0	$2,425,000	--	$0	$2,425,000	--
Percent of List Price Received*	0.0%	97.2%	--	0.0%	97.2%	--
Days on Market Until Sale	0	12	--	0	12	--
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.
** These monthly reports use Agent Days on Market data.

Median Sales Price – Single Family-Duplex
Rolling 12-Month Calculation

Entire MLS —
Cordillera —

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

Entire MLS —
Cordillera —