

# Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®



## Battlement Mesa-Parachute

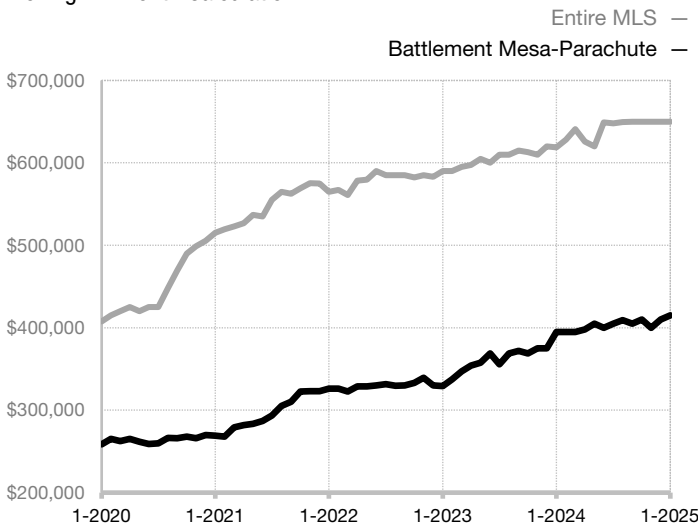
Single Family	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	6	5	- 16.7%	6	5	- 16.7%
Sold Listings	3	2	- 33.3%	3	2	- 33.3%
Median Sales Price*	\$385,000	<b>\$418,750</b>	+ 8.8%	\$385,000	<b>\$418,750</b>	+ 8.8%
Average Sales Price*	\$536,167	<b>\$418,750</b>	- 21.9%	\$536,167	<b>\$418,750</b>	- 21.9%
Percent of List Price Received*	92.1%	<b>100.3%</b>	+ 8.9%	92.1%	<b>100.3%</b>	+ 8.9%
Days on Market Until Sale	118	<b>74</b>	- 37.3%	118	<b>74</b>	- 37.3%
Inventory of Homes for Sale	18	<b>10</b>	- 44.4%	--	--	--
Months Supply of Inventory	2.9	<b>1.1</b>	- 62.1%	--	--	--

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

Townhouse/Condo	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	2	2	0.0%	2	2	0.0%
Sold Listings	1	3	+ 200.0%	1	3	+ 200.0%
Median Sales Price*	\$278,000	<b>\$313,000</b>	+ 12.6%	\$278,000	<b>\$313,000</b>	+ 12.6%
Average Sales Price*	\$278,000	<b>\$297,667</b>	+ 7.1%	\$278,000	<b>\$297,667</b>	+ 7.1%
Percent of List Price Received*	101.1%	<b>98.8%</b>	- 2.3%	101.1%	<b>98.8%</b>	- 2.3%
Days on Market Until Sale	70	<b>147</b>	+ 110.0%	70	<b>147</b>	+ 110.0%
Inventory of Homes for Sale	1	<b>1</b>	0.0%	--	--	--
Months Supply of Inventory	0.7	<b>0.6</b>	- 14.3%	--	--	--

\* 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

