

Chaffee County Housing Market

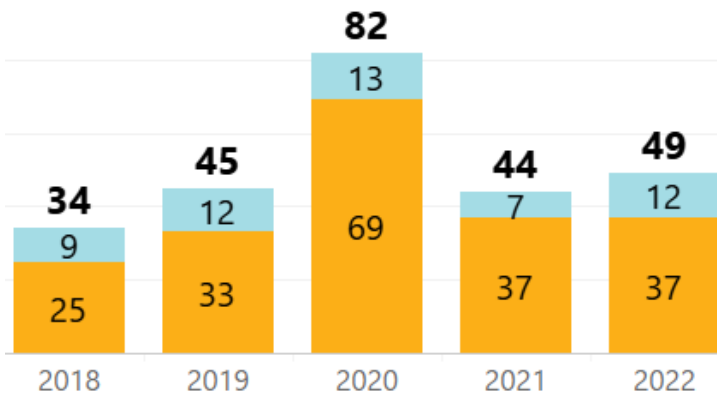
October metrics for the Chaffee County housing market reflect a stabilizing market. The total number of listings that closed in October was higher than last year thanks to an increase in sales of condos/townhomes/multifamily homes. Compared to October 2021, median closed prices were up overall; however, the median price of a single-family home decreased by 10%. Throughout the month, 15 homes had a closing price \$800,000 or more.

The number of new listings sellers brought to the market was lower than what we saw the last three Octobers, which could lead to tighter inventory in the coming months. Sellers should expect their homes to be actively on the market for at least a month, as buyers are taking more time to submit offers. They should also be prepared to negotiate with buyers who are seeing less competition.

171 Active Listings	\$647,707 Average Closed Price	49 Closed Listings	24 Median Days in MLS
52 New Listings	\$666,000 Median Closed Price	45 Pending Listings	15 Weeks of Inventory

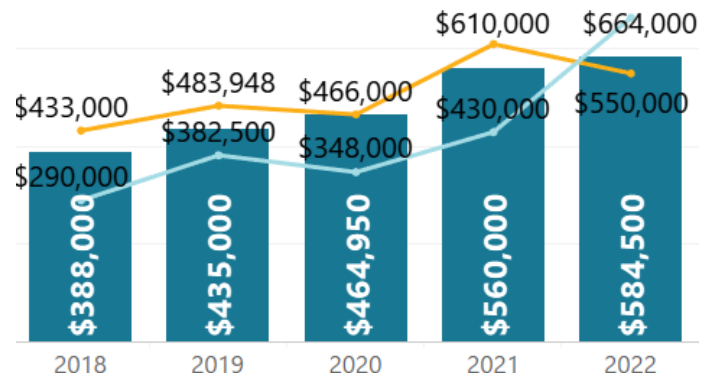
Closed Listings

+11% Year Over Year | +2% Month Over Month



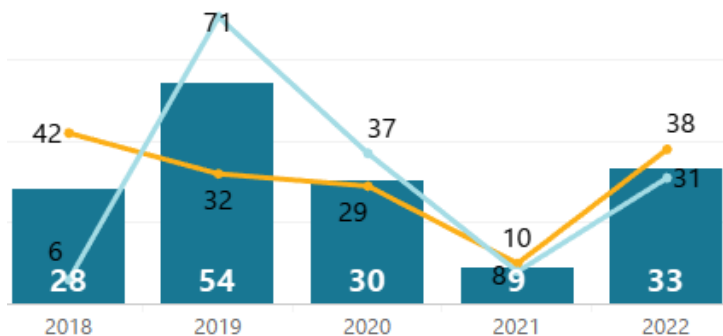
Median Closed Prices

+4% Year Over Year | -12% Month Over Month



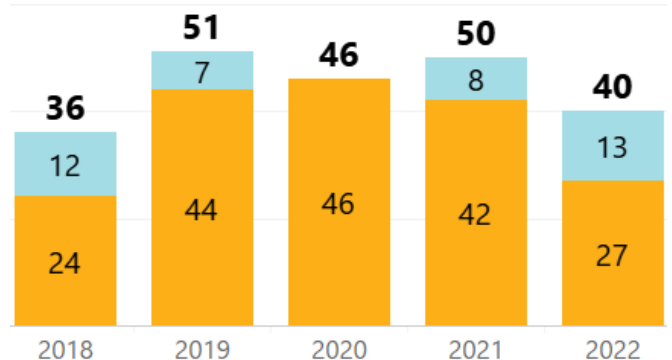
Median Days in MLS

+24 Days Year Over Year | +9 Days Month Over Month



New Listings

-20% Year Over Year | -23% Month Over Month



Condo/Townhome/Multi-Family Single-Family Residence

October 2022

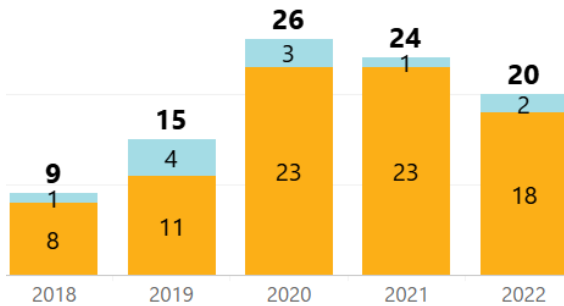
Chaffee County



Buena Vista Housing Market

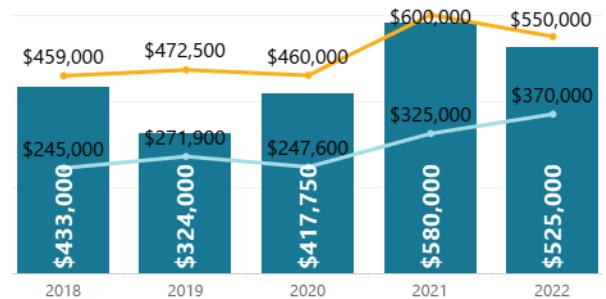
Homes Closed

-17% Year Over Year | -5% Month Over Month



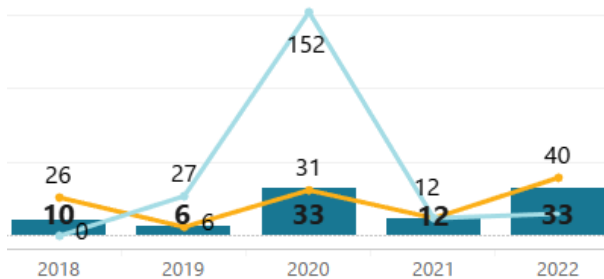
Median Closed Price

-10% Year Over Year | -14% Month Over Month



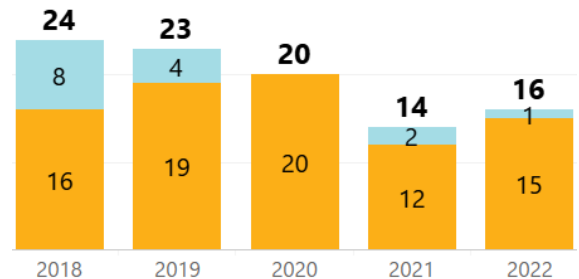
Median Days in MLS

+21 Days Year Over Year | +19 Days Month Over Month



New Listings

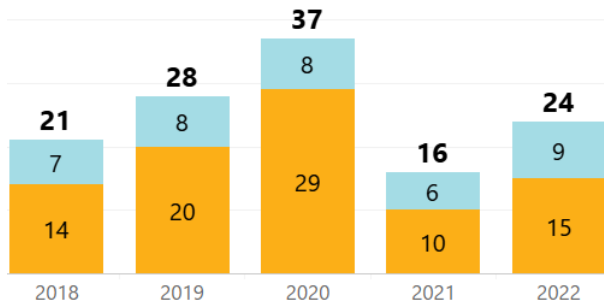
+14% Year Over Year | -24% Month Over Month



Salida Housing Market

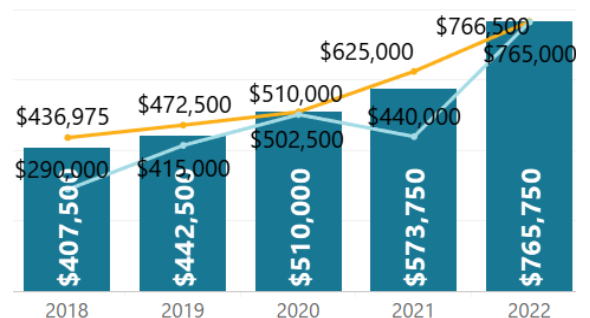
Homes Closed

+50% Year Over Year | +33% Month Over Month



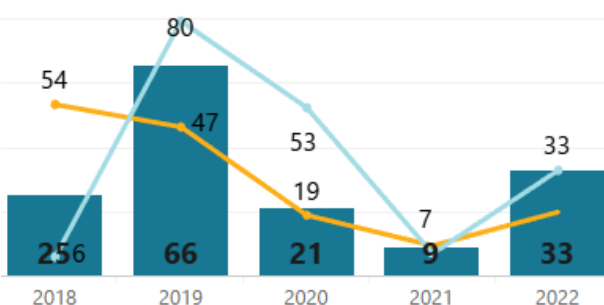
Median Closed Price

+34% Year Over Year | +11% Month Over Month



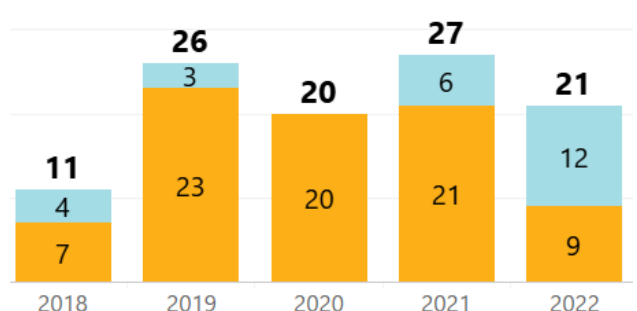
Median Days in MLS

+24 Days Year Over Year | -3 Days Month Over Month



New Listings

-22% Year Over Year | -9% Month Over Month



Condo/Townhome/Multi-Family Single-Family Residence