

Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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Mesa County

Contact the Grand Junction Area REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

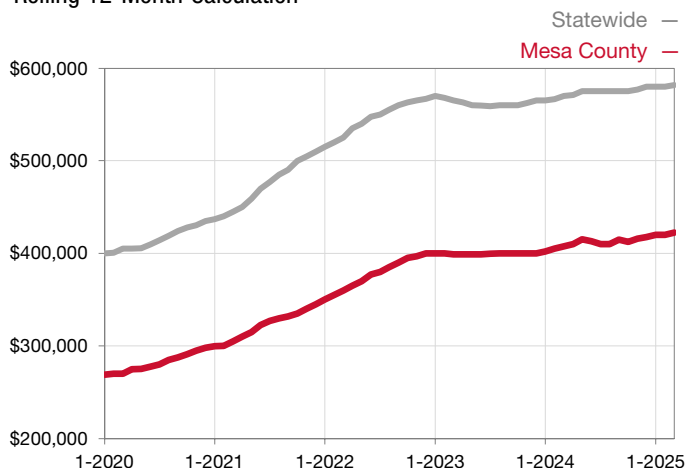
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	280	298	+ 6.4%	695	782	+ 12.5%
Sold Listings	191	206	+ 7.9%	448	516	+ 15.2%
Median Sales Price*	\$397,000	\$415,000	+ 4.5%	\$390,000	\$406,000	+ 4.1%
Average Sales Price*	\$430,293	\$464,305	+ 7.9%	\$426,580	\$467,755	+ 9.7%
Percent of List Price Received*	98.3%	98.4%	+ 0.1%	98.1%	98.3%	+ 0.2%
Days on Market Until Sale	86	90	+ 4.7%	88	95	+ 8.0%
Inventory of Homes for Sale	410	490	+ 19.5%	--	--	--
Months Supply of Inventory	2.1	2.4	+ 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.

Townhouse/Condo	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	37	46	+ 24.3%	107	122	+ 14.0%
Sold Listings	22	25	+ 13.6%	65	69	+ 6.2%
Median Sales Price*	\$304,450	\$322,000	+ 5.8%	\$280,000	\$309,000	+ 10.4%
Average Sales Price*	\$321,475	\$354,736	+ 10.3%	\$306,852	\$334,836	+ 9.1%
Percent of List Price Received*	98.7%	98.9%	+ 0.2%	98.1%	98.6%	+ 0.5%
Days on Market Until Sale	73	72	- 1.4%	73	94	+ 28.8%
Inventory of Homes for Sale	68	75	+ 10.3%	--	--	--
Months Supply of Inventory	2.8	2.9	+ 3.6%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

