

MARCH 2025

	2025	2024	Change
Total Sold - YTD	593	507	+17.0%
Volume - YTD	\$266.7M	\$207.2M	+28.7%
	MAR 2025	MAR 2024	Change
Total Sold- MAR	237	211	+12%
Median Price - MAR	\$400,000	\$385,000	+4%
Days on Market - MAR	57	57	NC
Percent of List Price Received- MAR	98.6%	98.1%	+0.5%
Active Listings - MAR	556	410	+36%

Months of Inventory

Price Range	MARCH Sold	Active Listings	Months of Inventory
<199k	15	55	3.7
200-299k	34	26	0.8
300-399k	70	107	1.5
400-499k	42	133	3.2
500-750k	54	125	2.3
750-999k	17	55	3.2
1M+	5	55	11.0
Total	237	556	2.3

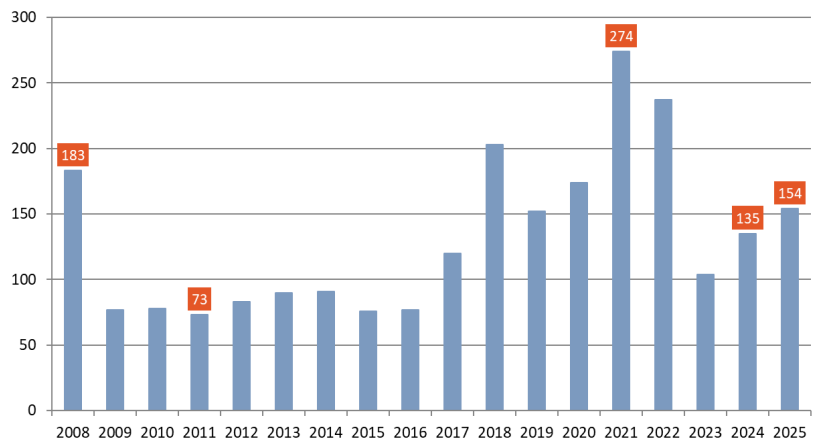
Active Residential Listings: 556

Area	<199k	200-299k	300-399k	400-499k	500-749k	750k-999k	1M+
Clifton (44 total)	17	4	10	6	6	1	0
Collbran/Mesa (23)	4	3	2	2	4	5	3
De Beque (4)	0	2	0	0	2	0	0
EOM/Palisade (24)	10	0	2	2	5	1	4
Fruita (65)	4	2	11	18	20	7	3
Glade Park (5)	0	0	1	0	2	1	1
Grand Junction City (51)	9	3	21	12	5	0	1
Loma/Mack/NW/W (38)	2	0	6	5	8	7	10
Northeast (59)	3	4	12	21	16	3	0
North (64)	0	1	8	13	26	6	10
Orchard Mesa (62)	0	4	15	23	14	5	1
Redlands (62)	0	0	2	7	16	16	21
Southeast (50)	6	3	17	24	0	0	0
Whitewater/Gateway (5)	0	0	0	0	1	3	1
Totals (556)	55	26	107	133	125	55	55

Active Residential Listings 2021-2025

	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
2020	223	213	156	166	217	293	356	400	438	392	309	219
2021	187	222	233	279	378	497	566	594	607	587	573	523
2022	488	479	433	410	403	434	459	491	525	546	519	455
2024	457	428	410	442	499	546	542	595	645	657	607	537
2025	548	561	556									

Year-to-Date Single-Family Building Permits



Total building permits are UP 14% Year-to-Date over 2024.

SOLD Residential Properties JAN 1 - MAR 31, 2025

Area	<199k	200-299k	300-399k	400-499k	500-749k	750k-999k	1M+
Clifton (54 total)	12	17	18	4	3	0	0
Collbran/Mesa (6)	0	1	0	0	2	1	2
De Beque (4)	0	3	0	1	0	0	0
EOM/Palisade (16)	1	0	0	2	9	4	0
Fruita (55)	2	7	7	18	13	6	2
Glade Park (1)	0	0	0	1	0	0	0
Grand Junction City (78)	6	21	36	11	4	0	0
Loma/Mack/NW/W (34)	0	1	10	4	7	4	8
Northeast (77)	2	13	31	12	19	0	0
North (83)	3	9	16	14	33	6	2
Orchard Mesa (50)	0	10	15	15	10	0	0
Redlands (50)	0	0	3	11	20	12	4
Southeast (80)	9	11	41	15	3	1	0
Whitewater/Gateway (5)	1	0	1	0	1	1	1
Totals (593)	36	93	178	108	124	35	19

The above data shows residential properties only, in Mesa County. *Data is deemed reliable but not guaranteed. Historical sales data may change slightly as sales are input into MLS throughout the month. Source: GJARA Multiple Listing Service. Revised: April 9, 2025.