

Divide

Community · CO · Colorado › Teller County

BALANCED MARKET

\$508K

MEDIAN SALE PRICE

-0.7%

1-YR CHANGE

112

SALES (12 MO)

\$508K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 56 / 100



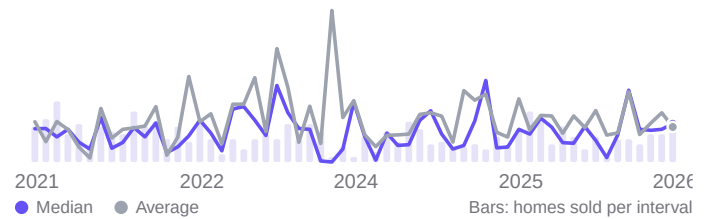
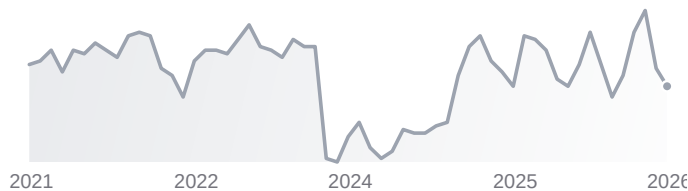
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

56 / 100

Sale prices

Median \$530K · Average \$513K

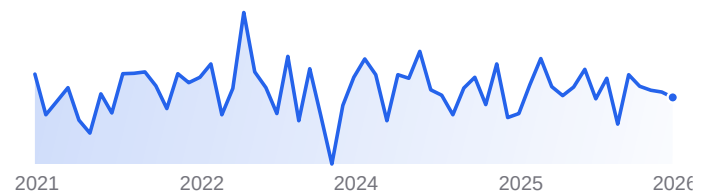
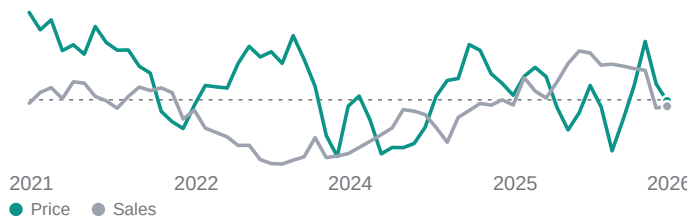


Growth (year over year)

Price -0.7% · Sales -3.4%

Price per square foot

\$340/ft²

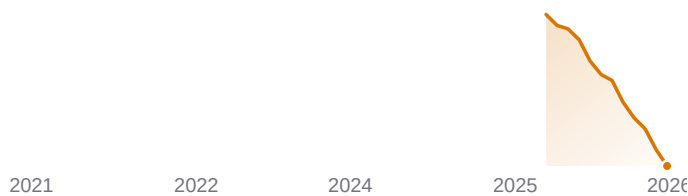


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

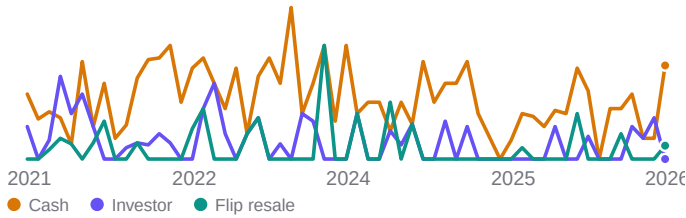
5.3%



BUYERS & OUTCOMES

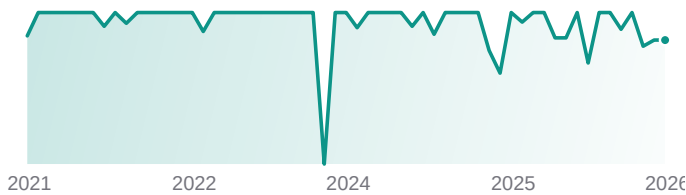
Buyer mix

Cash 41% · Investor 0% · Flip resale 5.9%



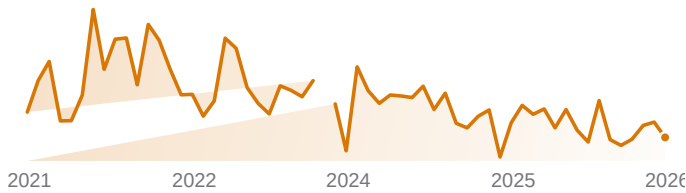
Sellers who sold at a gain

82%

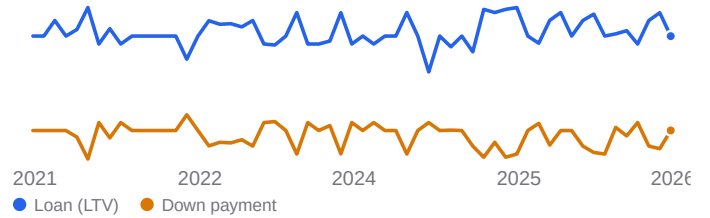


Median annualized return at resale

+3.1%

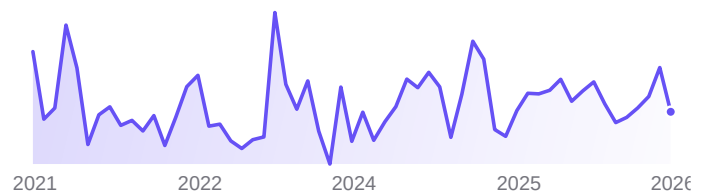


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

4.6 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	2,096
Median value (AVM)	\$508K
Median size	1,408 ft²
Median bedrooms	3
Median year built	1994
Single family	85%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.7%
Owner occupied	71%
Company owned	14%
Median loan-to-value	44%
Typical ownership tenure	7.7 yrs

COMMUNITY

Population	142
Density	423 / mi²
Median household income	\$74K
Average household income	\$111K
Crime index (US avg 100)	50
Air pollution index (US avg 100)	97
Earthquake index (US avg 100)	41
Homes occupied	85%
Bachelor's or higher	16%
Poverty rate	2.1%
Unemployment	1.5%
Average temp	39°F
Annual precip	19 in
Sunshine	73%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.