

Colorado Springs 80903

ZIP code · CO · Colorado > El Paso County > Colorado Springs

SELLER'S MARKET

\$413K

MEDIAN SALE PRICE

+0.8%

1-YR CHANGE

211

SALES (12 MO)

\$421K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 67 / 100

Buyer's market

Balanced

Seller's market

MARKET TRENDS (5 YEARS)

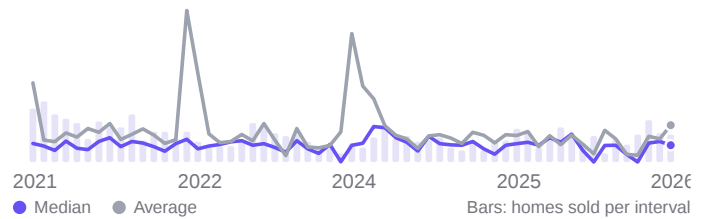
Market temperature (0–100)

67 / 100



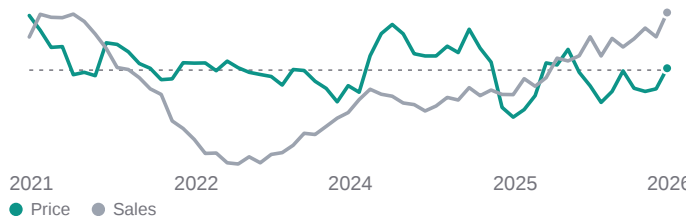
Sale prices

Median \$400K · Average \$534K



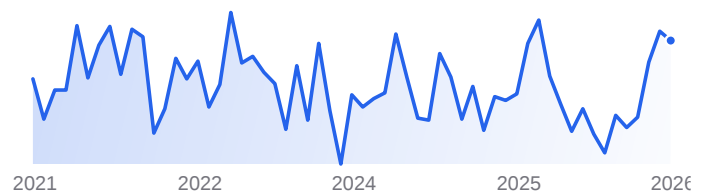
Growth (year over year)

Price +0.8% · Sales +25.6%



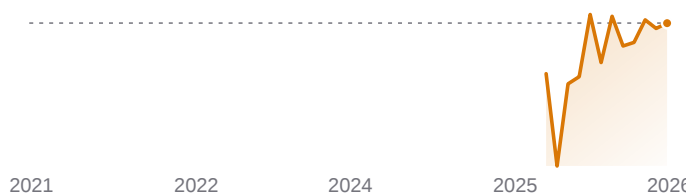
Price per square foot

\$355/ft²



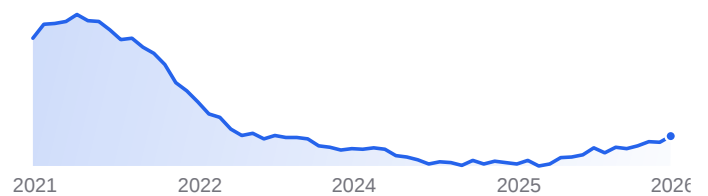
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

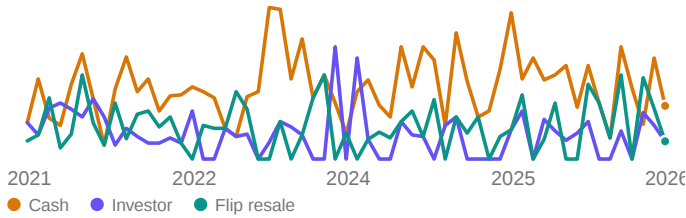
4.6%



BUYERS & OUTCOMES

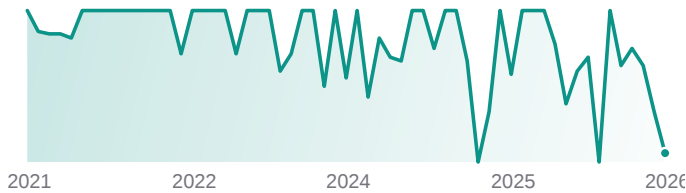
Buyer mix

Cash 16% · Investor 5.3% · Flip resale 5.3%



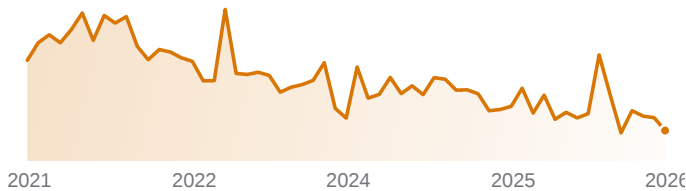
Sellers who sold at a gain

76%

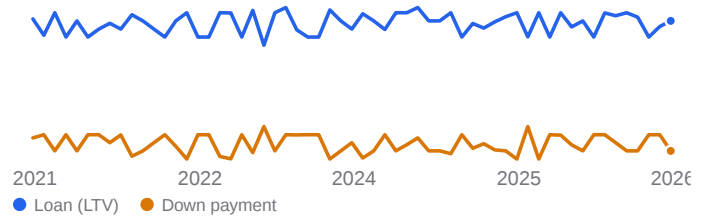


Median annualized return at resale

+2.8%

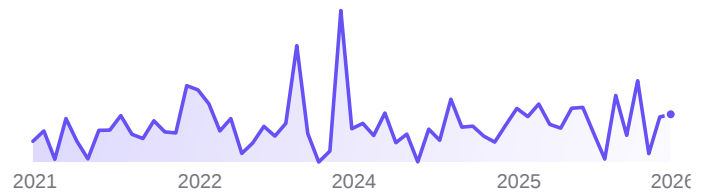


Financing (share of purchase price) Loan (LTV) 90% · Down payment 10%



Typical hold before selling

6.9 yrs



Preforeclosure filings

Filings 1 · Auction stage 1



HOUSING STOCK

Homes	4,546
Median value (AVM)	\$421K
Median size	1,392 ft²
Median bedrooms	3
Median year built	1914
Single family	82%
Condos	6.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	63%
Underwater (LTV 125% or more)	2.0%
Owner occupied	58%
Company owned	23%
Median loan-to-value	37%

Typical ownership tenure

13.0 yrs

COMMUNITY

Population	15,313
Density	3,197 / mi²
Median household income	\$57K
Average household income	\$75K
Crime index (US avg 100)	169
Air pollution index (US avg 100)	91
Earthquake index (US avg 100)	40
Homes occupied	90%
Bachelor's or higher	27%
Poverty rate	15.8%
Unemployment	1.4%
Average temp	50°F
Annual precip	17 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.