

Colorado Springs 80920

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

BALANCED MARKET

\$527K

MEDIAN SALE PRICE

-1.9%

1-YR CHANGE

537

SALES (12 MO)

\$538K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 58 / 100

Buyer's market

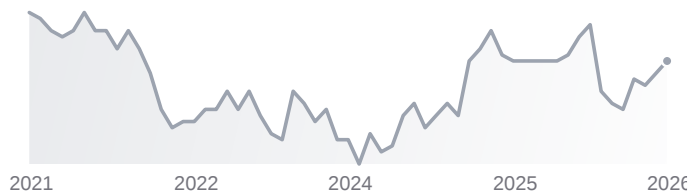
Balanced

Seller's market

MARKET TRENDS (5 YEARS)

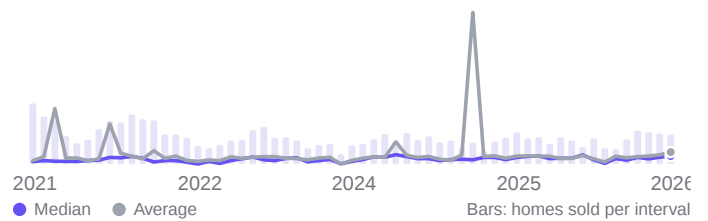
Market temperature (0–100)

58 / 100



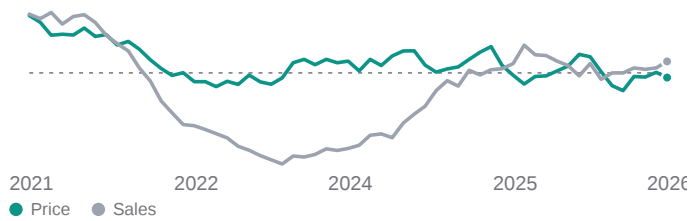
Sale prices

Median \$546K · Average \$602K



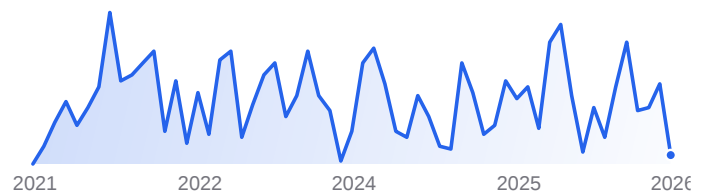
Growth (year over year)

Price -1.9% · Sales +4.5%



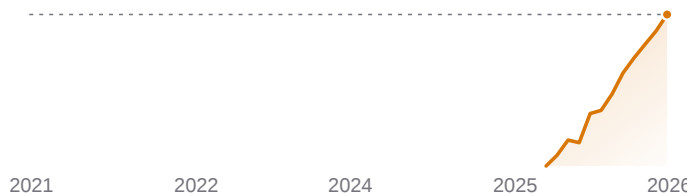
Price per square foot

\$207/ft²



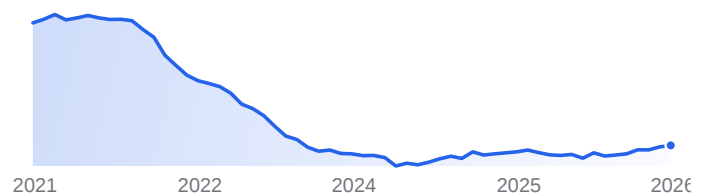
Sale premium vs estimated value

+0.0%



Annual turnover (share of homes sold)

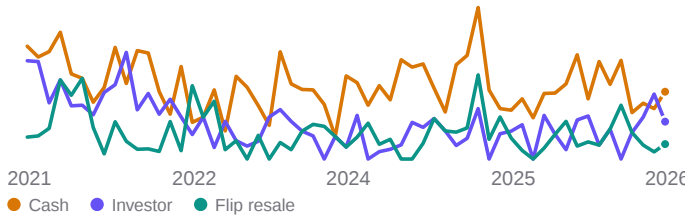
4.4%



BUYERS & OUTCOMES

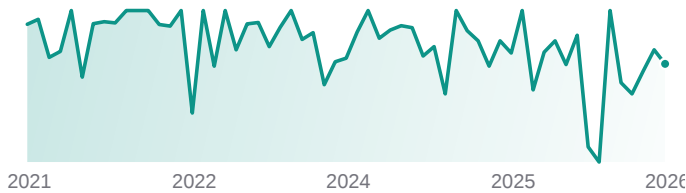
Buyer mix

Cash 17% · Investor 9.3% · Flip resale 3.7%



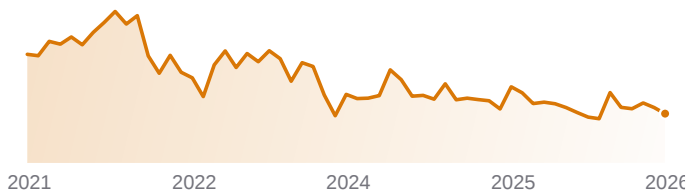
Sellers who sold at a gain

92%

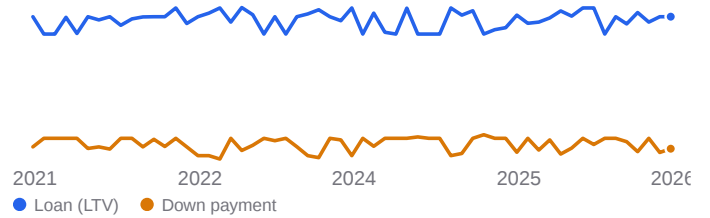


Median annualized return at resale

+3.7%



Financing (share of purchase price) Loan (LTV) 90% · Down payment 14%



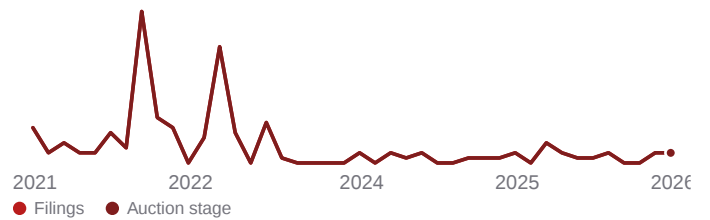
Typical hold before selling

8.7 yrs



Preforeclosure filings

Filings 3 · Auction stage 3



HOUSING STOCK

Homes	12,208
Median value (AVM)	\$538K
Median size	2,454 ft²
Median bedrooms	4
Median year built	1992
Single family	98%
Condos	1.2%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.0%
Owner occupied	79%
Company owned	20%
Median loan-to-value	45%

Typical ownership tenure

11.7 yrs

COMMUNITY

Population	42,124
Density	2,769 / mi²
Median household income	\$112K
Average household income	\$126K
Crime index (US avg 100)	56
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	42
Homes occupied	97%
Bachelor's or higher	31%
Poverty rate	3.9%
Unemployment	1.5%
Average temp	47°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.