

# Colorado Springs 80951

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

BALANCED MARKET

**\$437K**

MEDIAN SALE PRICE

**+8.6%**

1-YR CHANGE

**67**

SALES (12 MO)

**\$428K**

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 52 / 100



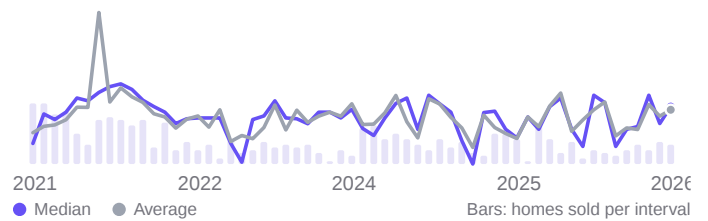
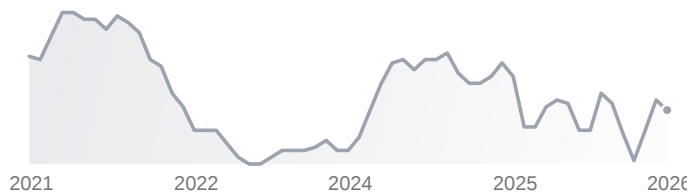
## MARKET TRENDS (5 YEARS)

Market temperature (0–100)

52 / 100

Sale prices

Median \$440K · Average \$434K

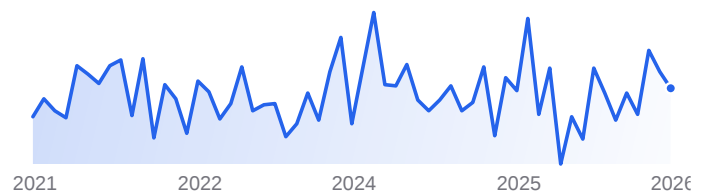
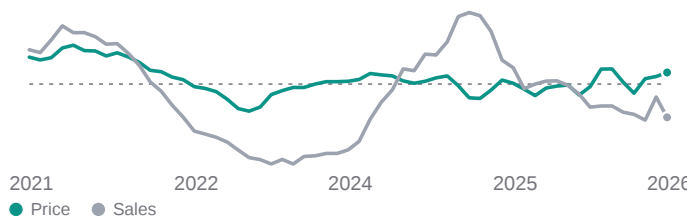


Growth (year over year)

Price +8.6% · Sales -24.7%

Price per square foot

\$231/ft<sup>2</sup>

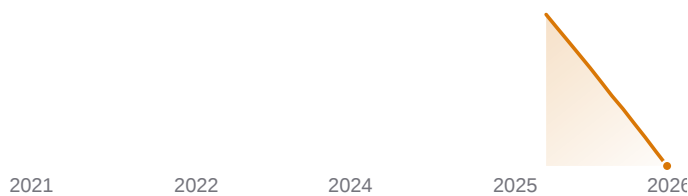


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

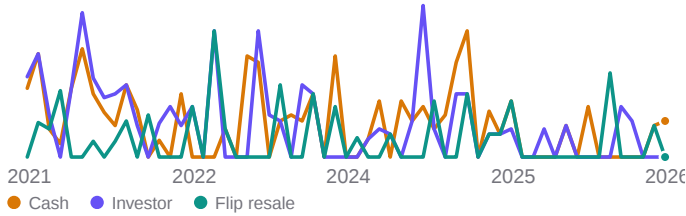
4.4%



## BUYERS & OUTCOMES

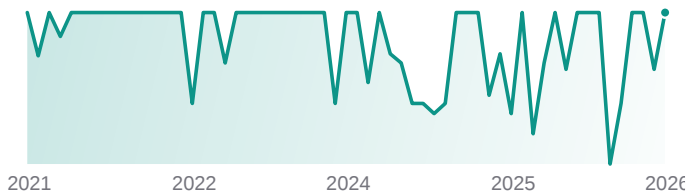
### Buyer mix

Cash 14% · Investor 0% · Flip resale 0%



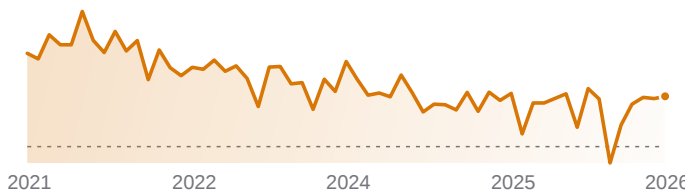
### Sellers who sold at a gain

100%

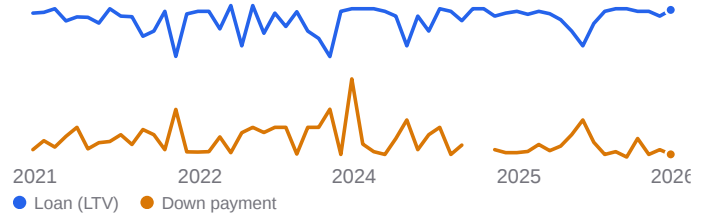


### Median annualized return at resale

+5.6%

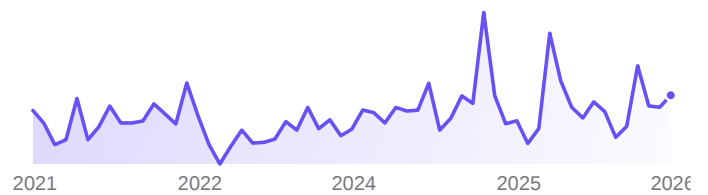


### Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.8%



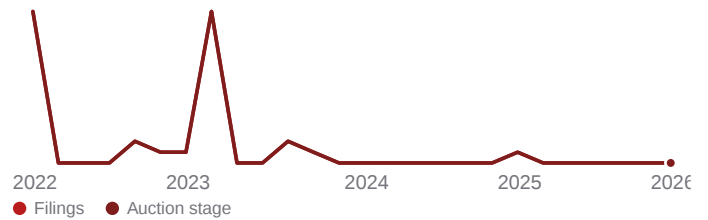
### Typical hold before selling

7.8 yrs



### Preforeclosure filings

Filings 1 · Auction stage 1



## HOUSING STOCK

|                    |           |
|--------------------|-----------|
| Homes              | 1,532     |
| Median value (AVM) | \$428K    |
| Median size        | 1,854 ft² |
| Median bedrooms    | 3         |
| Median year built  | 2005      |
| Single family      | 100%      |

## EQUITY & OWNERSHIP

|                               |         |
|-------------------------------|---------|
| Equity rich (LTV 50% or less) | 45%     |
| Underwater (LTV 125% or more) | 0.6%    |
| Owner occupied                | 80%     |
| Company owned                 | 11%     |
| Median loan-to-value          | 54%     |
| Typical ownership tenure      | 7.8 yrs |

## COMMUNITY

|                                  |                  |
|----------------------------------|------------------|
| Population                       | <b>5,130</b>     |
| Density                          | <b>634 / mi²</b> |
| Median household income          | <b>\$92K</b>     |
| Average household income         | <b>\$102K</b>    |
| Crime index (US avg 100)         | <b>23</b>        |
| Air pollution index (US avg 100) | <b>92</b>        |
| Earthquake index (US avg 100)    | <b>38</b>        |
| Homes occupied                   | <b>99%</b>       |
| Bachelor's or higher             | <b>31%</b>       |
| Poverty rate                     | <b>5.0%</b>      |
| Unemployment                     | <b>1.3%</b>      |
| Average temp                     | <b>47°F</b>      |
| Annual precip                    | <b>18 in</b>     |
| Sunshine                         | <b>73%</b>       |

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.