

Eagle County — #3 of 10: Median Gross Rent

Eagle County Leads Colorado in Rental Pressure

Top 3 in median gross rent – ALEX Intelligence 2026

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THE DATA

\$2,019

Median Gross Rent (2024)

Eagle County ranks #3 of 26 Colorado counties with 20,000+ residents on median gross rent.

This figure reflects the intense cost of housing in the High Country, where demand for mountain resort properties remains robust despite high borrowing costs. The data underscores a structural shift: rental affordability is no longer a regional concern but a defining feature of the local real estate landscape.

Source: U.S. Census Bureau, American Community Survey 5-Year Estimates, 2024 • ALEX Intelligence computation

<https://alex-companies.com/data/2026-10-18-high-country-standing-gross-rent-county>

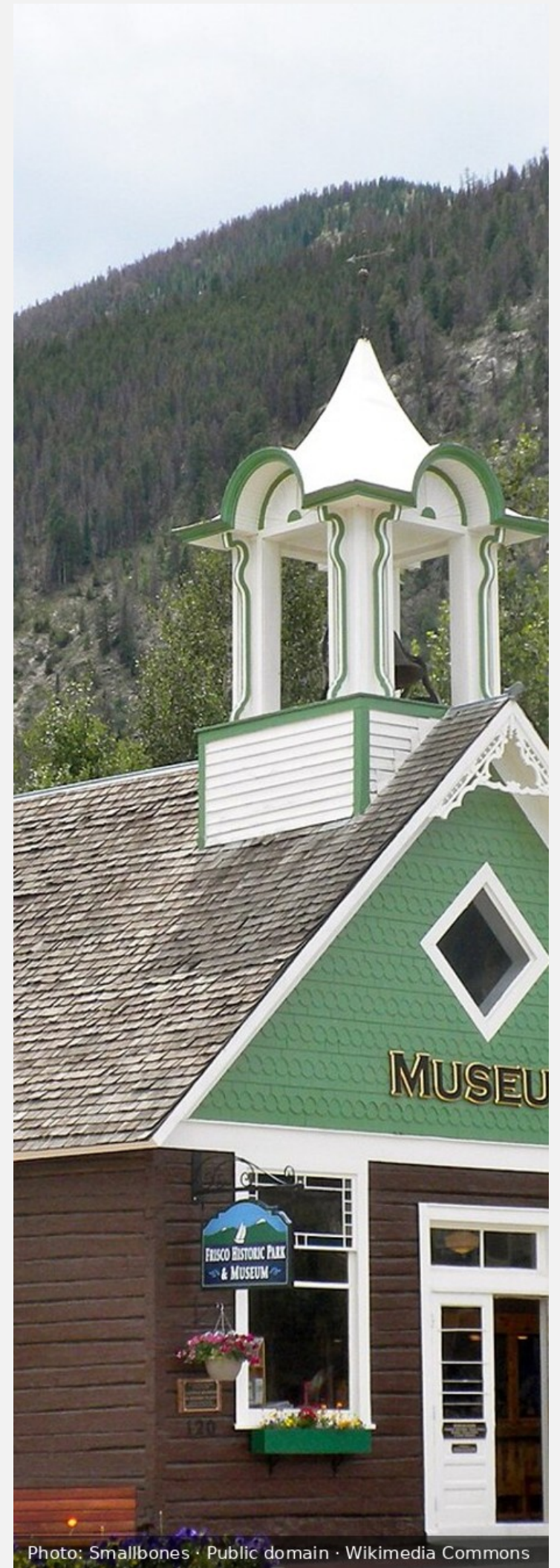


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01

Rental Pressure Fuels Investment Demand

Even with elevated mortgage rates, the premium on location and access to outdoor recreation continues to drive value. The \$2,019 median rent is not a sign of market weakness—it's a proxy for enduring desirability.

02

Affordability Is a Structural Reality

Yet, paradoxically, this same pressure strengthens the market's resilience. The scarcity of affordable units means that higher-income buyers—many international or remote workers—must pay a premium to access the region's amenities. This creates a self-reinforcing cycle: high rents attract capital, which in turn sustains high property values.



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Real Estate Strategy & Intelligence Leader. Democratized Blue Ocean Strategist & Operator.

Diane Hart Alexander, MBA, MHA

Chair & CEO, ALEX Companies

Designated Broker, Alexander Tiffany Southwest, LLC dba ALEX.realestate, et.al.

Texas License #574877-B · Broker License #565194-BB

diane@alex.realestate · +1 713.591.9902



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