

Local Market Update for February 2016

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

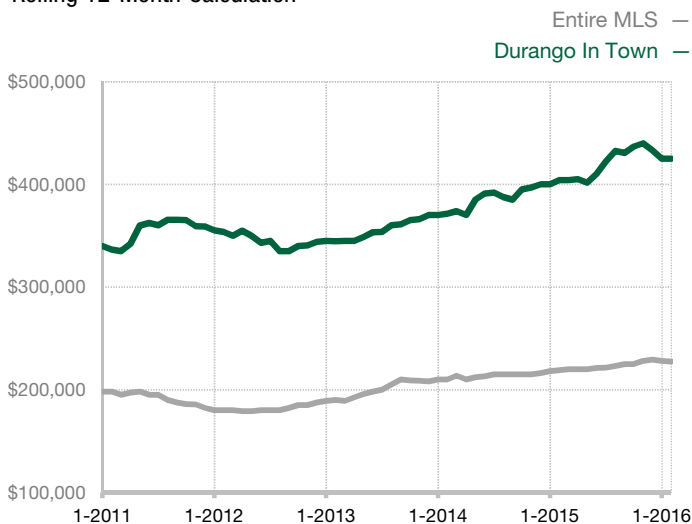
Key Metrics	February			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 02-2015	Thru 02-2016	Percent Change from Previous Year
New Listings	22	17	- 22.7%	39	31	- 20.5%
Sold Listings	14	3	- 78.6%	22	9	- 59.1%
Median Sales Price*	\$409,250	\$415,000	+ 1.4%	\$440,000	\$415,000	- 5.7%
Average Sales Price*	\$474,800	\$400,207	- 15.7%	\$498,086	\$402,491	- 19.2%
Percent of List Price Received*	97.4%	95.0%	- 2.5%	96.9%	96.9%	0.0%
Days on Market Until Sale	114	142	+ 24.6%	150	197	+ 31.3%
Cumulative Days on Market Until Sale	141	142	+ 0.7%	172	197	+ 14.5%
Inventory of Homes for Sale	57	48	- 15.8%	--	--	--
Months Supply of Inventory	3.7	3.5	- 5.4%	--	--	--

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Key Metrics	February			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 02-2015	Thru 02-2016	Percent Change from Previous Year
New Listings	10	24	+ 140.0%	26	38	+ 46.2%
Sold Listings	7	12	+ 71.4%	17	23	+ 35.3%
Median Sales Price*	\$305,000	\$238,250	- 21.9%	\$305,000	\$236,500	- 22.5%
Average Sales Price*	\$276,286	\$309,000	+ 11.8%	\$262,876	\$314,868	+ 19.8%
Percent of List Price Received*	100.2%	97.9%	- 2.3%	98.5%	97.4%	- 1.1%
Days on Market Until Sale	54	79	+ 46.3%	84	96	+ 14.3%
Cumulative Days on Market Until Sale	54	79	+ 46.3%	84	96	+ 14.3%
Inventory of Homes for Sale	63	50	- 20.6%	--	--	--
Months Supply of Inventory	4.9	3.3	- 32.7%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

