

Local Market Update for May 2016

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

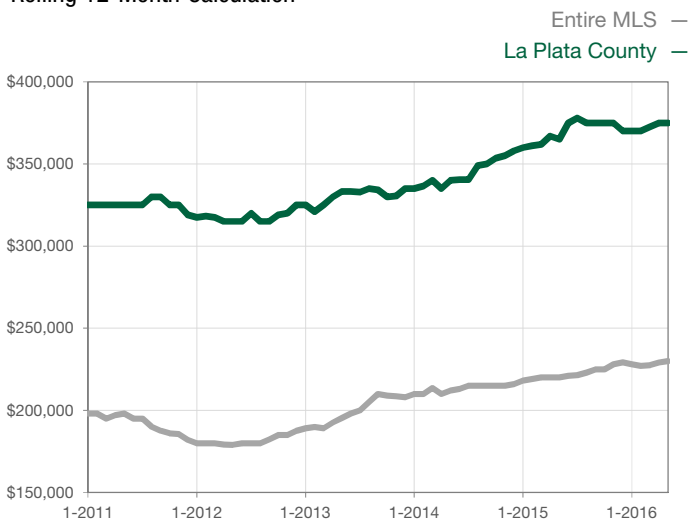
Single Family	May			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
Key Metrics						
New Listings	191	166	- 13.1%	667	600	- 10.0%
Sold Listings	72	69	- 4.2%	273	255	- 6.6%
Median Sales Price*	\$374,500	\$345,000	- 7.9%	\$369,900	\$377,500	+ 2.1%
Average Sales Price*	\$428,036	\$375,954	- 12.2%	\$408,947	\$414,624	+ 1.4%
Percent of List Price Received*	97.7%	97.3%	- 0.4%	96.9%	96.1%	- 0.8%
Days on Market Until Sale	133	125	- 6.0%	150	146	- 2.7%
Cumulative Days on Market Until Sale	154	157	+ 1.9%	183	172	- 6.0%
Inventory of Homes for Sale	566	507	- 10.4%	--	--	--
Months Supply of Inventory	8.8	7.9	- 10.2%	--	--	--

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

Townhouse-Condo	May			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 05-2015	Thru 05-2016	Percent Change from Previous Year
Key Metrics						
New Listings	48	51	+ 6.3%	169	188	+ 11.2%
Sold Listings	26	28	+ 7.7%	101	110	+ 8.9%
Median Sales Price*	\$275,675	\$301,700	+ 9.4%	\$274,900	\$290,500	+ 5.7%
Average Sales Price*	\$295,005	\$304,444	+ 3.2%	\$308,036	\$309,661	+ 0.5%
Percent of List Price Received*	98.6%	97.4%	- 1.2%	96.9%	97.3%	+ 0.4%
Days on Market Until Sale	127	124	- 2.4%	138	126	- 8.7%
Cumulative Days on Market Until Sale	127	147	+ 15.7%	143	145	+ 1.4%
Inventory of Homes for Sale	175	148	- 15.4%	--	--	--
Months Supply of Inventory	7.6	5.7	- 25.0%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

