

# Local Market Update for July 2016

A Research Tool Provided by the Colorado Association of REALTORS®



## Durango In Town

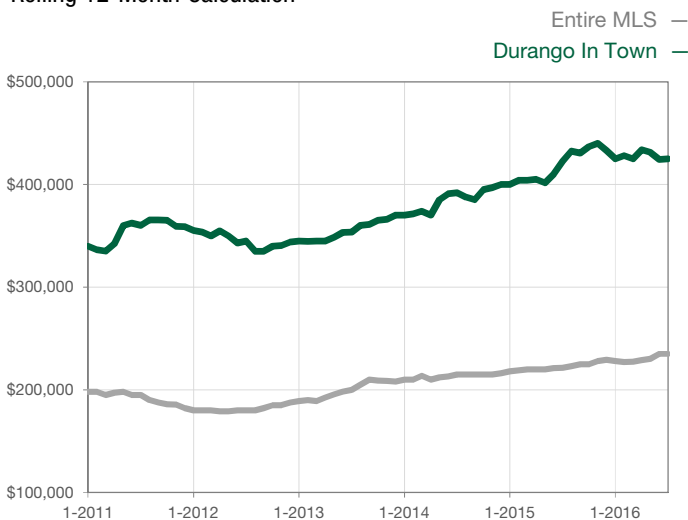
Single Family	July			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	26	<b>35</b>	+ 34.6%	181	<b>186</b>	+ 2.8%
Sold Listings	17	<b>23</b>	+ 35.3%	115	<b>104</b>	- 9.6%
Median Sales Price*	\$415,000	<b>\$459,900</b>	+ 10.8%	\$440,000	<b>\$427,450</b>	- 2.9%
Average Sales Price*	\$432,332	<b>\$500,200</b>	+ 15.7%	\$464,549	<b>\$483,714</b>	+ 4.1%
Percent of List Price Received*	98.8%	<b>97.4%</b>	- 1.4%	98.0%	<b>97.9%</b>	- 0.1%
Days on Market Until Sale	86	<b>76</b>	- 11.6%	103	<b>106</b>	+ 2.9%
Cumulative Days on Market Until Sale	97	<b>87</b>	- 10.3%	126	<b>111</b>	- 11.9%
Inventory of Homes for Sale	70	<b>89</b>	+ 27.1%	--	--	--
Months Supply of Inventory	4.1	<b>6.4</b>	+ 56.1%	--	--	--

\* 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	July			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	24	<b>14</b>	- 41.7%	151	<b>143</b>	- 5.3%
Sold Listings	21	<b>14</b>	- 33.3%	103	<b>112</b>	+ 8.7%
Median Sales Price*	\$255,500	<b>\$241,500</b>	- 5.5%	\$276,450	<b>\$290,500</b>	+ 5.1%
Average Sales Price*	\$303,110	<b>\$286,521</b>	- 5.5%	\$296,426	<b>\$306,766</b>	+ 3.5%
Percent of List Price Received*	97.7%	<b>99.6%</b>	+ 1.9%	98.1%	<b>98.6%</b>	+ 0.5%
Days on Market Until Sale	105	<b>107</b>	+ 1.9%	102	<b>112</b>	+ 9.8%
Cumulative Days on Market Until Sale	105	<b>107</b>	+ 1.9%	105	<b>123</b>	+ 17.1%
Inventory of Homes for Sale	64	<b>52</b>	- 18.8%	--	--	--
Months Supply of Inventory	4.3	<b>3.4</b>	- 20.9%	--	--	--

\* 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

