

Local Market Update for November 2016

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

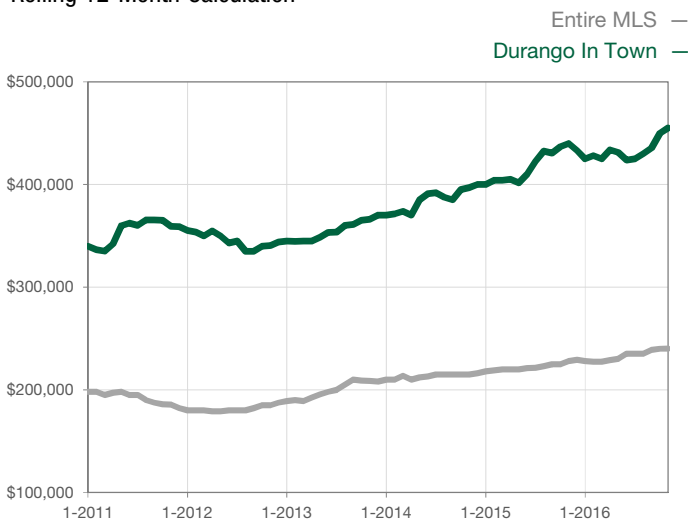
Single Family	November			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 11-2015	Thru 11-2016	Percent Change from Previous Year
Key Metrics						
New Listings	5	14	+ 180.0%	238	258	+ 8.4%
Sold Listings	5	16	+ 220.0%	164	167	+ 1.8%
Median Sales Price*	\$382,000	\$476,500	+ 24.7%	\$438,250	\$458,000	+ 4.5%
Average Sales Price*	\$402,400	\$489,745	+ 21.7%	\$455,088	\$496,586	+ 9.1%
Percent of List Price Received*	97.5%	97.2%	- 0.3%	97.9%	97.5%	- 0.4%
Days on Market Until Sale	118	122	+ 3.4%	103	109	+ 5.8%
Cumulative Days on Market Until Sale	118	122	+ 3.4%	123	115	- 6.5%
Inventory of Homes for Sale	58	72	+ 24.1%	--	--	--
Months Supply of Inventory	3.8	4.8	+ 26.3%	--	--	--

* 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	November			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 11-2015	Thru 11-2016	Percent Change from Previous Year
Key Metrics						
New Listings	19	18	- 5.3%	221	215	- 2.7%
Sold Listings	10	15	+ 50.0%	155	173	+ 11.6%
Median Sales Price*	\$265,000	\$295,000	+ 11.3%	\$277,000	\$289,000	+ 4.3%
Average Sales Price*	\$277,610	\$341,123	+ 22.9%	\$295,870	\$308,670	+ 4.3%
Percent of List Price Received*	97.4%	98.2%	+ 0.8%	97.9%	98.5%	+ 0.6%
Days on Market Until Sale	107	163	+ 52.3%	110	115	+ 4.5%
Cumulative Days on Market Until Sale	139	163	+ 17.3%	116	124	+ 6.9%
Inventory of Homes for Sale	56	46	- 17.9%	--	--	--
Months Supply of Inventory	4.0	2.9	- 27.5%	--	--	--

* 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

