

Local Market Update for November 2016

A Research Tool Provided by the Colorado Association of REALTORS®



Durango Mountain Area

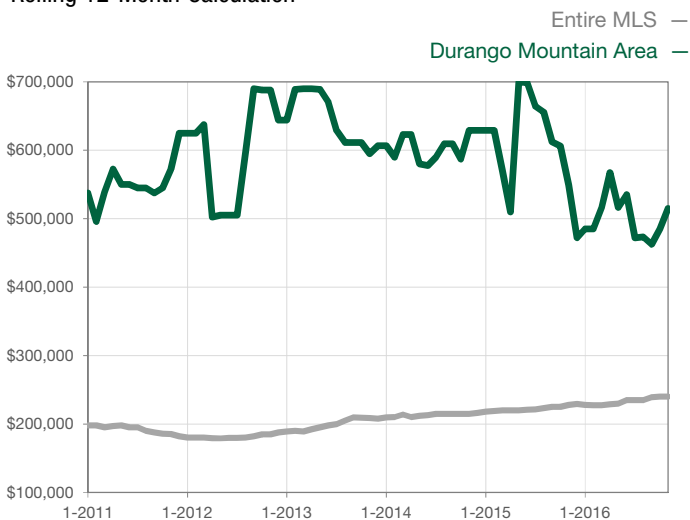
Key Metrics	November			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 11-2015	Thru 11-2016	Percent Change from Previous Year
New Listings	4	3	- 25.0%	46	52	+ 13.0%
Sold Listings	1	3	+ 200.0%	17	22	+ 29.4%
Median Sales Price*	\$450,000	\$1,480,000	+ 228.9%	\$498,000	\$545,000	+ 9.4%
Average Sales Price*	\$450,000	\$1,388,333	+ 208.5%	\$645,941	\$846,136	+ 31.0%
Percent of List Price Received*	90.0%	95.9%	+ 6.6%	96.0%	93.5%	- 2.6%
Days on Market Until Sale	146	174	+ 19.2%	204	194	- 4.9%
Cumulative Days on Market Until Sale	146	283	+ 93.8%	197	231	+ 17.3%
Inventory of Homes for Sale	36	35	- 2.8%	--	--	--
Months Supply of Inventory	20.0	14.8	- 26.0%	--	--	--

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

Key Metrics	November			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 11-2015	Thru 11-2016	Percent Change from Previous Year
New Listings	10	12	+ 20.0%	134	127	- 5.2%
Sold Listings	12	10	- 16.7%	74	85	+ 14.9%
Median Sales Price*	\$93,950	\$181,000	+ 92.7%	\$149,900	\$162,000	+ 8.1%
Average Sales Price*	\$171,817	\$201,715	+ 17.4%	\$251,795	\$265,744	+ 5.5%
Percent of List Price Received*	92.9%	95.5%	+ 2.8%	93.8%	94.7%	+ 1.0%
Days on Market Until Sale	254	119	- 53.1%	215	175	- 18.6%
Cumulative Days on Market Until Sale	352	119	- 66.2%	261	209	- 19.9%
Inventory of Homes for Sale	88	71	- 19.3%	--	--	--
Months Supply of Inventory	13.4	9.5	- 29.1%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

