

Local Market Update for October 2016

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

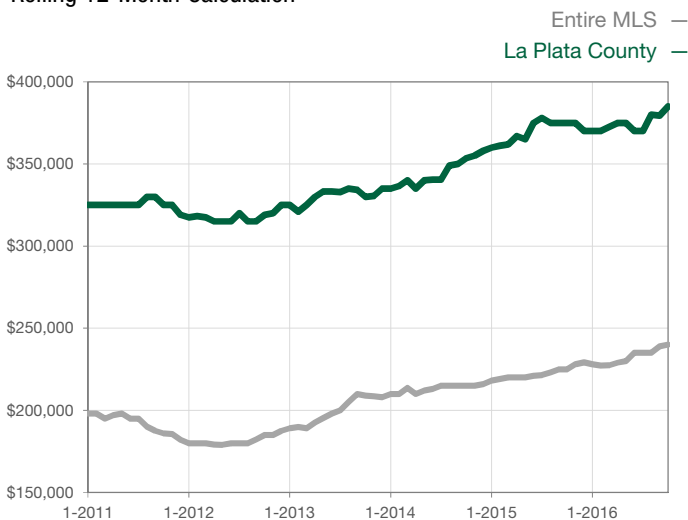
Single Family	October			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 10-2015	Thru 10-2016	Percent Change from Previous Year
Key Metrics						
New Listings	93	60	- 35.5%	1,270	1,207	- 5.0%
Sold Listings	63	82	+ 30.2%	697	700	+ 0.4%
Median Sales Price*	\$383,588	\$456,000	+ 18.9%	\$375,000	\$389,000	+ 3.7%
Average Sales Price*	\$501,923	\$519,332	+ 3.5%	\$419,673	\$456,588	+ 8.8%
Percent of List Price Received*	97.0%	96.2%	- 0.8%	97.3%	96.9%	- 0.4%
Days on Market Until Sale	149	139	- 6.7%	127	132	+ 3.9%
Cumulative Days on Market Until Sale	189	159	- 15.9%	154	153	- 0.6%
Inventory of Homes for Sale	740	527	- 28.8%	--	--	--
Months Supply of Inventory	11.0	8.0	- 27.3%	--	--	--

* 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	October			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 10-2015	Thru 10-2016	Percent Change from Previous Year
Key Metrics						
New Listings	21	25	+ 19.0%	359	343	- 4.5%
Sold Listings	17	29	+ 70.6%	251	250	- 0.4%
Median Sales Price*	\$310,000	\$275,000	- 11.3%	\$275,000	\$280,202	+ 1.9%
Average Sales Price*	\$373,218	\$278,614	- 25.3%	\$297,202	\$312,505	+ 5.1%
Percent of List Price Received*	95.2%	97.3%	+ 2.2%	97.0%	97.6%	+ 0.6%
Days on Market Until Sale	246	138	- 43.9%	145	128	- 11.7%
Cumulative Days on Market Until Sale	301	139	- 53.8%	156	140	- 10.3%
Inventory of Homes for Sale	195	127	- 34.9%	--	--	--
Months Supply of Inventory	8.0	5.1	- 36.3%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

