

# Local Market Update for December 2016

A Research Tool Provided by the Colorado Association of REALTORS®



## Durango In Town

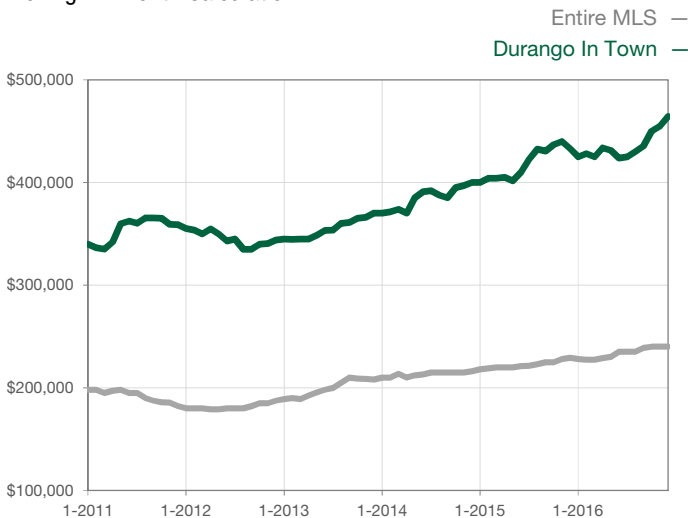
Key Metrics	December			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 12-2015	Thru 12-2016	Percent Change from Previous Year
New Listings	4	13	+ 225.0%	242	273	+ 12.8%
Sold Listings	14	9	- 35.7%	178	176	- 1.1%
Median Sales Price*	\$406,625	<b>\$490,000</b>	+ 20.5%	\$433,025	<b>\$464,250</b>	+ 7.2%
Average Sales Price*	\$431,205	<b>\$515,875</b>	+ 19.6%	\$453,210	<b>\$497,572</b>	+ 9.8%
Percent of List Price Received*	97.1%	<b>96.5%</b>	- 0.6%	97.8%	<b>97.5%</b>	- 0.3%
Days on Market Until Sale	140	<b>132</b>	- 5.7%	106	<b>110</b>	+ 3.8%
Cumulative Days on Market Until Sale	151	<b>156</b>	+ 3.3%	125	<b>117</b>	- 6.4%
Inventory of Homes for Sale	49	<b>65</b>	+ 32.7%	--	--	--
Months Supply of Inventory	3.3	<b>4.4</b>	+ 33.3%	--	--	--

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

Key Metrics	December			Year to Date		
	2015	2016	Percent Change from Previous Year	Thru 12-2015	Thru 12-2016	Percent Change from Previous Year
New Listings	6	6	0.0%	227	221	- 2.6%
Sold Listings	19	9	- 52.6%	174	182	+ 4.6%
Median Sales Price*	\$250,000	<b>\$287,500</b>	+ 15.0%	\$276,725	<b>\$289,000</b>	+ 4.4%
Average Sales Price*	\$309,047	<b>\$265,911</b>	- 14.0%	\$297,309	<b>\$306,555</b>	+ 3.1%
Percent of List Price Received*	97.7%	<b>97.8%</b>	+ 0.1%	97.8%	<b>98.5%</b>	+ 0.7%
Days on Market Until Sale	79	<b>89</b>	+ 12.7%	106	<b>114</b>	+ 7.5%
Cumulative Days on Market Until Sale	85	<b>89</b>	+ 4.7%	113	<b>122</b>	+ 8.0%
Inventory of Homes for Sale	47	<b>38</b>	- 19.1%	--	--	--
Months Supply of Inventory	3.2	<b>2.5</b>	- 21.9%	--	--	--

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

