

Local Market Update for February 2017

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

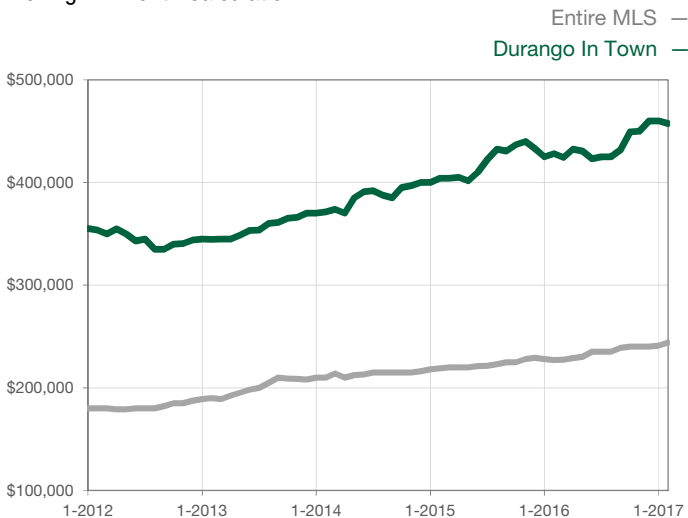
Key Metrics	February			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 02-2016	Thru 02-2017	Percent Change from Previous Year
New Listings	16	16	0.0%	30	27	- 10.0%
Sold Listings	4	11	+ 175.0%	10	21	+ 110.0%
Median Sales Price*	\$456,560	\$405,900	- 11.1%	\$418,500	\$405,000	- 3.2%
Average Sales Price*	\$450,130	\$468,344	+ 4.0%	\$422,232	\$511,395	+ 21.1%
Percent of List Price Received*	96.3%	98.3%	+ 2.1%	97.2%	97.8%	+ 0.6%
Days on Market Until Sale	180	182	+ 1.1%	207	173	- 16.4%
Cumulative Days on Market Until Sale	180	241	+ 33.9%	207	225	+ 8.7%
Inventory of Homes for Sale	50	54	+ 8.0%	--	--	--
Months Supply of Inventory	3.6	3.4	- 5.6%	--	--	--

* 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	February			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 02-2016	Thru 02-2017	Percent Change from Previous Year
New Listings	26	26	0.0%	41	40	- 2.4%
Sold Listings	12	9	- 25.0%	23	22	- 4.3%
Median Sales Price*	\$238,250	\$240,000	+ 0.7%	\$236,500	\$328,500	+ 38.9%
Average Sales Price*	\$309,000	\$283,044	- 8.4%	\$314,868	\$323,086	+ 2.6%
Percent of List Price Received*	97.9%	98.9%	+ 1.0%	97.4%	98.2%	+ 0.8%
Days on Market Until Sale	79	89	+ 12.7%	96	105	+ 9.4%
Cumulative Days on Market Until Sale	79	89	+ 12.7%	96	105	+ 9.4%
Inventory of Homes for Sale	50	49	- 2.0%	--	--	--
Months Supply of Inventory	3.3	3.2	- 3.0%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

