

Local Market Update for July 2017

A Research Tool Provided by the Colorado Association of REALTORS®



Durango Mountain Area

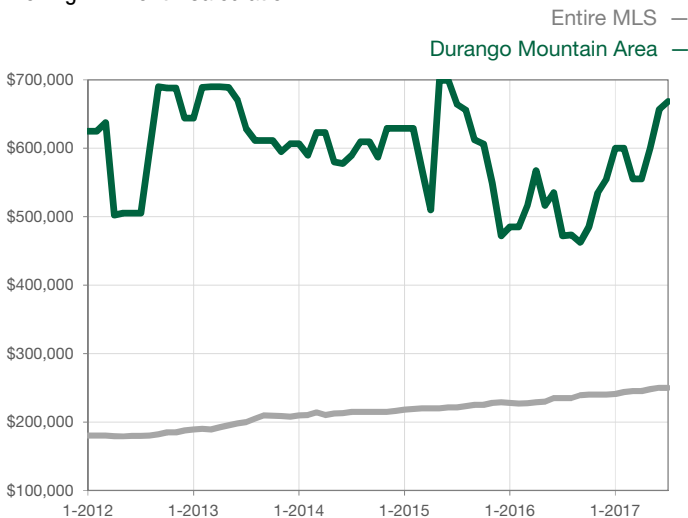
Single Family	July			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 07-2016	Thru 07-2017	Percent Change from Previous Year
Key Metrics						
New Listings	6	2	- 66.7%	40	25	- 37.5%
Sold Listings	1	0	- 100.0%	10	4	- 60.0%
Median Sales Price*	\$140,000	\$0	- 100.0%	\$586,250	\$771,500	+ 31.6%
Average Sales Price*	\$140,000	\$0	- 100.0%	\$943,950	\$937,813	- 0.7%
Percent of List Price Received*	93.3%	0.0%	- 100.0%	91.3%	96.5%	+ 5.7%
Days on Market Until Sale	295	0	- 100.0%	242	303	+ 25.2%
Cumulative Days on Market Until Sale	295	0	- 100.0%	290	444	+ 53.1%
Inventory of Homes for Sale	44	36	- 18.2%	--	--	--
Months Supply of Inventory	19.4	15.2	- 21.6%	--	--	--

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

Townhouse-Condo	July			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 07-2016	Thru 07-2017	Percent Change from Previous Year
Key Metrics						
New Listings	21	14	- 33.3%	82	105	+ 28.0%
Sold Listings	9	10	+ 11.1%	44	47	+ 6.8%
Median Sales Price*	\$132,000	\$191,750	+ 45.3%	\$160,375	\$205,000	+ 27.8%
Average Sales Price*	\$189,117	\$193,440	+ 2.3%	\$269,670	\$252,245	- 6.5%
Percent of List Price Received*	95.9%	95.3%	- 0.6%	93.5%	95.5%	+ 2.1%
Days on Market Until Sale	217	207	- 4.6%	174	177	+ 1.7%
Cumulative Days on Market Until Sale	302	280	- 7.3%	238	202	- 15.1%
Inventory of Homes for Sale	83	75	- 9.6%	--	--	--
Months Supply of Inventory	11.6	9.5	- 18.1%	--	--	--

* 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

