

# Local Market Update for May 2018

A Research Tool Provided by the Colorado Association of REALTORS®



## La Plata County

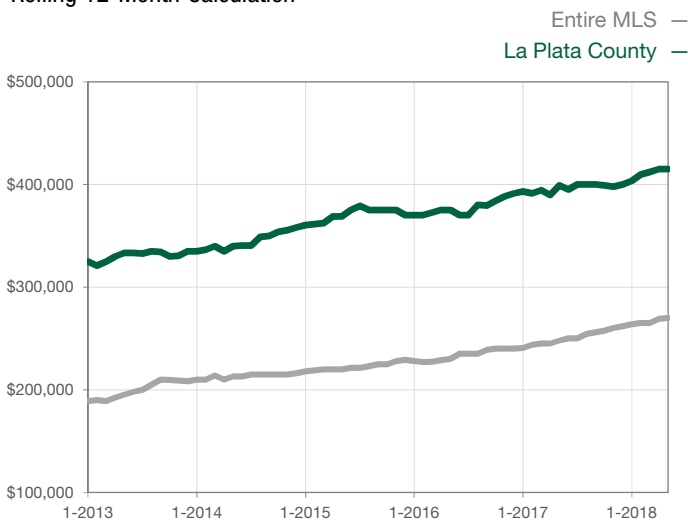
Single Family	May			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	180	<b>179</b>	- 0.6%	599	<b>592</b>	- 1.2%
Sold Listings	86	<b>83</b>	- 3.5%	299	<b>280</b>	- 6.4%
Median Sales Price*	\$399,500	<b>\$410,000</b>	+ 2.6%	\$394,000	<b>\$425,000</b>	+ 7.9%
Average Sales Price*	\$430,662	<b>\$471,943</b>	+ 9.6%	\$437,131	<b>\$499,057</b>	+ 14.2%
Percent of List Price Received*	97.9%	<b>97.3%</b>	- 0.6%	97.9%	<b>97.1%</b>	- 0.8%
Days on Market Until Sale	124	<b>118</b>	- 4.8%	134	<b>134</b>	0.0%
Cumulative Days on Market Until Sale	140	<b>148</b>	+ 5.7%	162	<b>163</b>	+ 0.6%
Inventory of Homes for Sale	469	<b>461</b>	- 1.7%	--	--	--
Months Supply of Inventory	6.4	<b>6.8</b>	+ 6.3%	--	--	--

\* 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	May			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	37	<b>49</b>	+ 32.4%	182	<b>195</b>	+ 7.1%
Sold Listings	33	<b>35</b>	+ 6.1%	117	<b>126</b>	+ 7.7%
Median Sales Price*	\$297,440	<b>\$315,000</b>	+ 5.9%	\$296,500	<b>\$263,750</b>	- 11.0%
Average Sales Price*	\$316,381	<b>\$335,400</b>	+ 6.0%	\$318,944	<b>\$292,672</b>	- 8.2%
Percent of List Price Received*	98.8%	<b>97.8%</b>	- 1.0%	98.1%	<b>97.1%</b>	- 1.0%
Days on Market Until Sale	194	<b>151</b>	- 22.2%	135	<b>134</b>	- 0.7%
Cumulative Days on Market Until Sale	197	<b>161</b>	- 18.3%	141	<b>150</b>	+ 6.4%
Inventory of Homes for Sale	127	<b>149</b>	+ 17.3%	--	--	--
Months Supply of Inventory	5.0	<b>5.2</b>	+ 4.0%	--	--	--

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



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

