

Local Market Update for July 2018

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

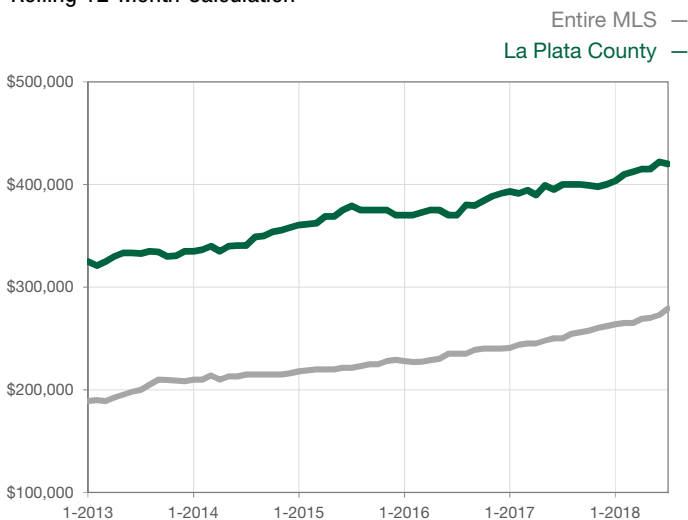
Single Family	July			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
Key Metrics						
New Listings	141	134	- 5.0%	912	882	- 3.3%
Sold Listings	77	84	+ 9.1%	465	453	- 2.6%
Median Sales Price*	\$435,000	\$425,000	- 2.3%	\$395,000	\$425,000	+ 7.6%
Average Sales Price*	\$457,997	\$460,058	+ 0.5%	\$439,826	\$486,316	+ 10.6%
Percent of List Price Received*	97.7%	97.5%	- 0.2%	97.8%	97.4%	- 0.4%
Days on Market Until Sale	112	114	+ 1.8%	126	122	- 3.2%
Cumulative Days on Market Until Sale	119	128	+ 7.6%	146	145	- 0.7%
Inventory of Homes for Sale	549	523	- 4.7%	--	--	--
Months Supply of Inventory	7.9	7.6	- 3.8%	--	--	--

* 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		
	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
Key Metrics						
New Listings	41	41	0.0%	282	275	- 2.5%
Sold Listings	36	36	0.0%	187	186	- 0.5%
Median Sales Price*	\$291,750	\$292,000	+ 0.1%	\$296,500	\$282,750	- 4.6%
Average Sales Price*	\$283,843	\$311,433	+ 9.7%	\$321,929	\$303,273	- 5.8%
Percent of List Price Received*	98.5%	98.2%	- 0.3%	98.4%	97.4%	- 1.0%
Days on Market Until Sale	139	109	- 21.6%	128	130	+ 1.6%
Cumulative Days on Market Until Sale	167	117	- 29.9%	140	143	+ 2.1%
Inventory of Homes for Sale	133	151	+ 13.5%	--	--	--
Months Supply of Inventory	5.1	5.5	+ 7.8%	--	--	--

* 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

