

Local Market Update for May 2019

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

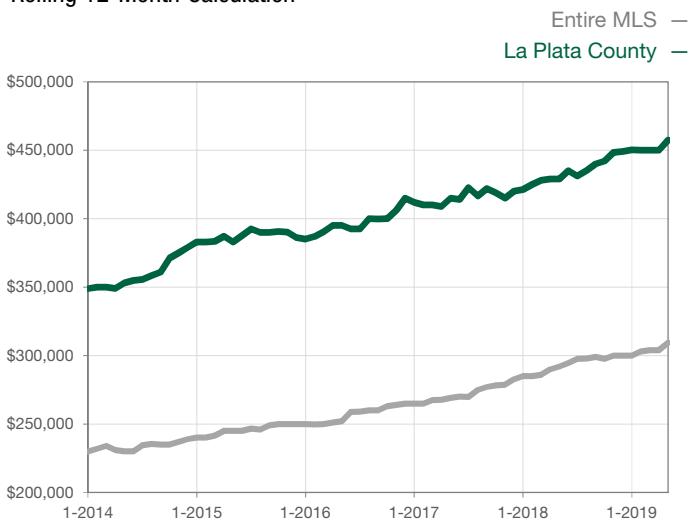
Single Family	May			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 05-2018	Thru 05-2019	Percent Change from Previous Year
Key Metrics						
New Listings	165	179	+ 8.5%	551	512	- 7.1%
Sold Listings	79	73	- 7.6%	260	234	- 10.0%
Median Sales Price*	\$422,400	\$465,000	+ 10.1%	\$437,405	\$465,000	+ 6.3%
Average Sales Price*	\$489,504	\$540,974	+ 10.5%	\$521,495	\$523,846	+ 0.5%
Percent of List Price Received*	97.5%	98.2%	+ 0.7%	97.1%	97.6%	+ 0.5%
Days on Market Until Sale	114	134	+ 17.5%	135	138	+ 2.2%
Cumulative Days on Market Until Sale	140	141	+ 0.7%	163	154	- 5.5%
Inventory of Homes for Sale	427	424	- 0.7%	--	--	--
Months Supply of Inventory	6.8	7.3	+ 7.4%	--	--	--

* 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		
	2018	2019	Percent Change from Previous Year	Thru 05-2018	Thru 05-2019	Percent Change from Previous Year
Key Metrics						
New Listings	50	69	+ 38.0%	198	209	+ 5.6%
Sold Listings	35	27	- 22.9%	126	131	+ 4.0%
Median Sales Price*	\$315,000	\$314,900	- 0.0%	\$263,750	\$300,000	+ 13.7%
Average Sales Price*	\$335,400	\$344,807	+ 2.8%	\$295,053	\$322,138	+ 9.2%
Percent of List Price Received*	97.8%	98.3%	+ 0.5%	97.5%	97.6%	+ 0.1%
Days on Market Until Sale	151	105	- 30.5%	134	137	+ 2.2%
Cumulative Days on Market Until Sale	161	126	- 21.7%	150	153	+ 2.0%
Inventory of Homes for Sale	165	156	- 5.5%	--	--	--
Months Supply of Inventory	5.8	5.5	- 5.2%	--	--	--

* 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

