

# Local Market Update for November 2017

A Research Tool Provided by the Colorado Association of REALTORS®



## Durango Rural

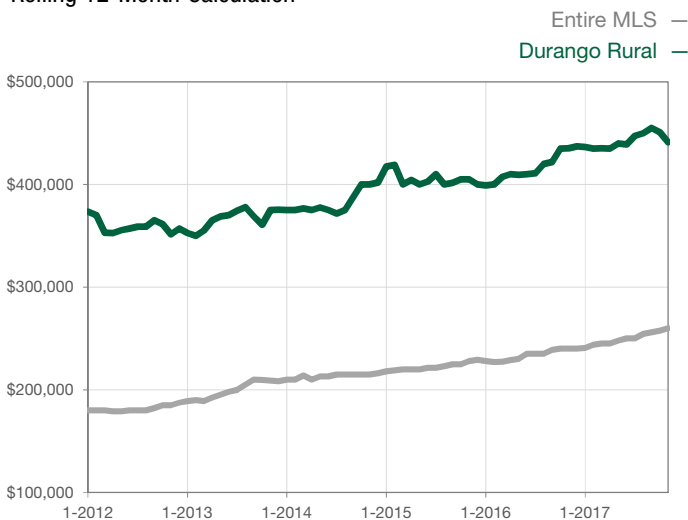
Single Family	November			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 11-2016	Thru 11-2017	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	35	30	- 14.3%	598	603	+ 0.8%
Sold Listings	34	34	0.0%	357	340	- 4.8%
Median Sales Price*	\$490,000	<b>\$405,600</b>	- 17.2%	\$435,750	<b>\$441,325</b>	+ 1.3%
Average Sales Price*	\$492,964	<b>\$465,261</b>	- 5.6%	\$508,421	<b>\$508,077</b>	- 0.1%
Percent of List Price Received*	95.9%	<b>95.1%</b>	- 0.8%	96.7%	<b>97.4%</b>	+ 0.7%
Days on Market Until Sale	133	<b>147</b>	+ 10.5%	142	<b>131</b>	- 7.7%
Cumulative Days on Market Until Sale	145	<b>151</b>	+ 4.1%	167	<b>152</b>	- 9.0%
Inventory of Homes for Sale	225	<b>222</b>	- 1.3%	--	--	--
Months Supply of Inventory	7.2	<b>7.2</b>	0.0%	--	--	--

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

Townhouse-Condo	November			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 11-2016	Thru 11-2017	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	4	2	- 50.0%	50	51	+ 2.0%
Sold Listings	5	3	- 40.0%	39	41	+ 5.1%
Median Sales Price*	\$427,000	<b>\$274,000</b>	- 35.8%	\$425,000	<b>\$369,500</b>	- 13.1%
Average Sales Price*	\$451,400	<b>\$375,933</b>	- 16.7%	\$389,409	<b>\$385,063</b>	- 1.1%
Percent of List Price Received*	98.1%	<b>98.9%</b>	+ 0.8%	97.8%	<b>98.4%</b>	+ 0.6%
Days on Market Until Sale	148	<b>125</b>	- 15.5%	142	<b>120</b>	- 15.5%
Cumulative Days on Market Until Sale	148	<b>125</b>	- 15.5%	148	<b>137</b>	- 7.4%
Inventory of Homes for Sale	12	<b>12</b>	0.0%	--	--	--
Months Supply of Inventory	3.3	<b>3.3</b>	0.0%	--	--	--

\* 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

