

Local Market Update for December 2017

A Research Tool Provided by the Colorado Association of REALTORS®



Durango Rural

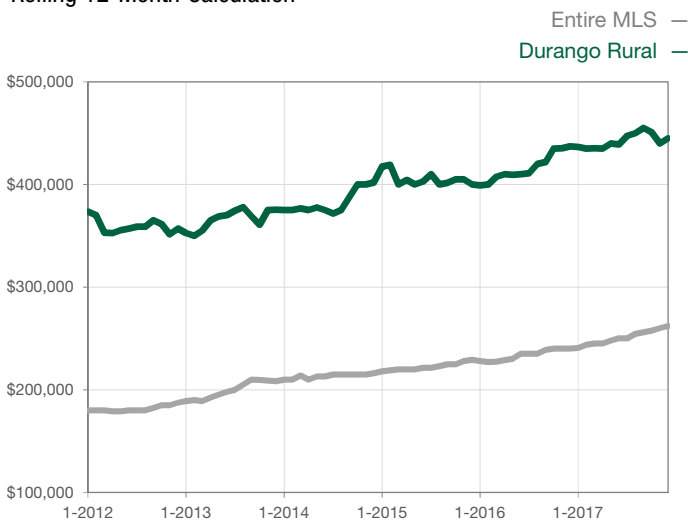
Key Metrics	December			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 12-2016	Thru 12-2017	Percent Change from Previous Year
New Listings	21	27	+ 28.6%	619	631	+ 1.9%
Sold Listings	32	38	+ 18.8%	389	379	- 2.6%
Median Sales Price*	\$453,000	\$490,500	+ 8.3%	\$437,000	\$445,000	+ 1.8%
Average Sales Price*	\$470,339	\$576,309	+ 22.5%	\$505,288	\$513,939	+ 1.7%
Percent of List Price Received*	95.5%	96.4%	+ 0.9%	96.6%	97.3%	+ 0.7%
Days on Market Until Sale	150	149	- 0.7%	143	133	- 7.0%
Cumulative Days on Market Until Sale	196	198	+ 1.0%	170	157	- 7.6%
Inventory of Homes for Sale	191	175	- 8.4%	--	--	--
Months Supply of Inventory	5.9	5.5	- 6.8%	--	--	--

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

Key Metrics	December			Year to Date		
	2016	2017	Percent Change from Previous Year	Thru 12-2016	Thru 12-2017	Percent Change from Previous Year
New Listings	2	3	+ 50.0%	51	53	+ 3.9%
Sold Listings	3	6	+ 100.0%	42	45	+ 7.1%
Median Sales Price*	\$249,950	\$279,750	+ 11.9%	\$417,500	\$341,000	- 18.3%
Average Sales Price*	\$344,650	\$281,233	- 18.4%	\$386,212	\$381,555	- 1.2%
Percent of List Price Received*	100.0%	96.7%	- 3.3%	97.9%	98.4%	+ 0.5%
Days on Market Until Sale	290	181	- 37.6%	152	124	- 18.4%
Cumulative Days on Market Until Sale	341	181	- 46.9%	162	140	- 13.6%
Inventory of Homes for Sale	9	11	+ 22.2%	--	--	--
Months Supply of Inventory	2.6	2.9	+ 11.5%	--	--	--

* 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

