

Local Market Update for February 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

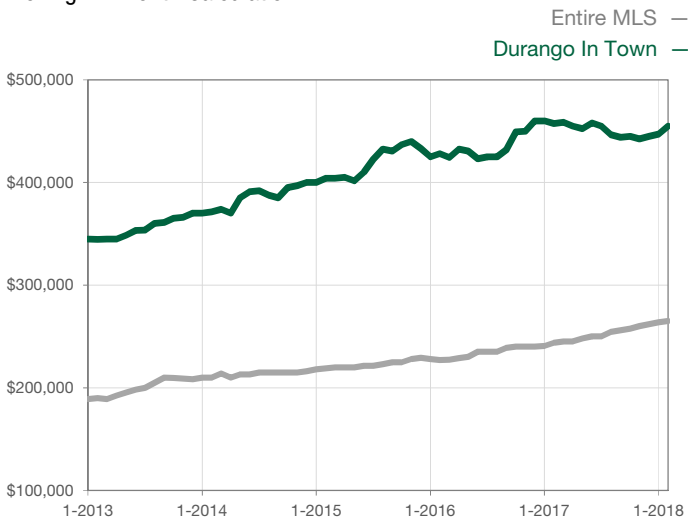
Key Metrics	February			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
New Listings	14	18	+ 28.6%	24	31	+ 29.2%
Sold Listings	11	8	- 27.3%	21	15	- 28.6%
Median Sales Price*	\$405,900	\$624,500	+ 53.9%	\$405,000	\$610,000	+ 50.6%
Average Sales Price*	\$468,344	\$674,300	+ 44.0%	\$511,395	\$673,420	+ 31.7%
Percent of List Price Received*	98.3%	96.3%	- 2.0%	97.8%	97.1%	- 0.7%
Days on Market Until Sale	182	167	- 8.2%	173	132	- 23.7%
Cumulative Days on Market Until Sale	241	167	- 30.7%	225	132	- 41.3%
Inventory of Homes for Sale	53	51	- 3.8%	--	--	--
Months Supply of Inventory	3.3	3.3	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.

Key Metrics	February			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
New Listings	26	14	- 46.2%	40	31	- 22.5%
Sold Listings	9	11	+ 22.2%	22	23	+ 4.5%
Median Sales Price*	\$240,000	\$262,500	+ 9.4%	\$328,500	\$312,000	- 5.0%
Average Sales Price*	\$283,044	\$284,727	+ 0.6%	\$323,086	\$293,235	- 9.2%
Percent of List Price Received*	98.9%	98.9%	0.0%	98.2%	98.5%	+ 0.3%
Days on Market Until Sale	89	84	- 5.6%	105	94	- 10.5%
Cumulative Days on Market Until Sale	89	98	+ 10.1%	105	101	- 3.8%
Inventory of Homes for Sale	50	49	- 2.0%	--	--	--
Months Supply of Inventory	3.3	3.1	- 6.1%	--	--	--

* 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

