

Local Market Update for May 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Durango Mountain Area

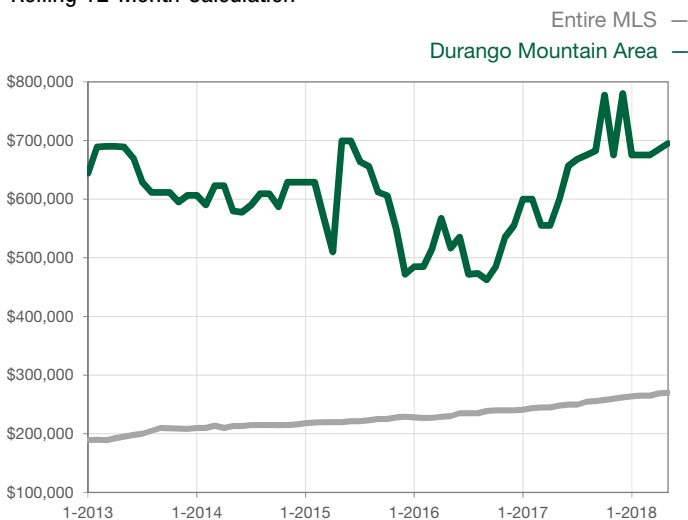
Single Family	May			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
Key Metrics						
New Listings	6	7	+ 16.7%	17	23	+ 35.3%
Sold Listings	0	3	--	3	9	+ 200.0%
Median Sales Price*	\$0	\$940,000	--	\$868,000	\$695,000	- 19.9%
Average Sales Price*	\$0	\$883,000	--	\$1,027,667	\$812,872	- 20.9%
Percent of List Price Received*	0.0%	94.3%	--	96.7%	97.1%	+ 0.4%
Days on Market Until Sale	0	223	--	386	237	- 38.6%
Cumulative Days on Market Until Sale	0	223	--	573	237	- 58.6%
Inventory of Homes for Sale	34	35	+ 2.9%	--	--	--
Months Supply of Inventory	15.3	18.4	+ 20.3%	--	--	--

* 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		
	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
Key Metrics						
New Listings	18	13	- 27.8%	71	58	- 18.3%
Sold Listings	8	7	- 12.5%	34	41	+ 20.6%
Median Sales Price*	\$307,500	\$74,500	- 75.8%	\$180,000	\$154,500	- 14.2%
Average Sales Price*	\$335,888	\$116,929	- 65.2%	\$268,724	\$182,766	- 32.0%
Percent of List Price Received*	92.7%	96.3%	+ 3.9%	95.1%	94.9%	- 0.2%
Days on Market Until Sale	262	129	- 50.8%	174	169	- 2.9%
Cumulative Days on Market Until Sale	262	129	- 50.8%	187	199	+ 6.4%
Inventory of Homes for Sale	78	67	- 14.1%	--	--	--
Months Supply of Inventory	9.6	7.2	- 25.0%	--	--	--

* 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

