

Local Market Update for September 2018

A Research Tool Provided by the Colorado Association of REALTORS®



Durango Rural

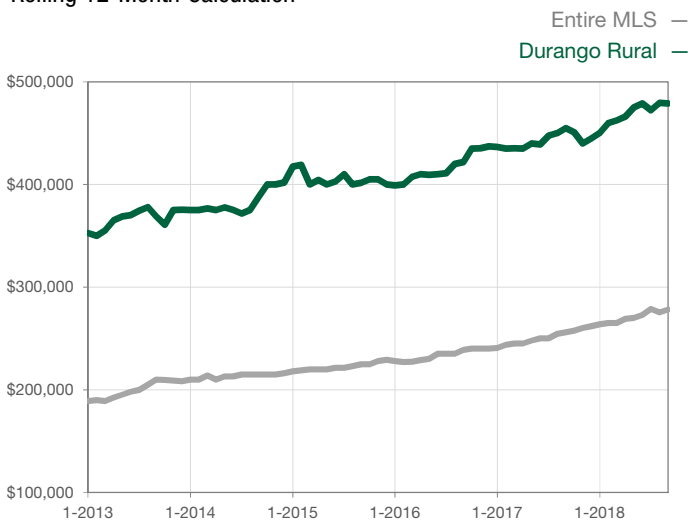
Single Family	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Key Metrics						
New Listings	48	45	- 6.3%	529	500	- 5.5%
Sold Listings	26	22	- 15.4%	276	263	- 4.7%
Median Sales Price*	\$526,250	\$470,100	- 10.7%	\$439,450	\$480,000	+ 9.2%
Average Sales Price*	\$615,477	\$568,647	- 7.6%	\$503,513	\$563,899	+ 12.0%
Percent of List Price Received*	97.7%	95.7%	- 2.0%	98.0%	97.2%	- 0.8%
Days on Market Until Sale	160	150	- 6.3%	130	120	- 7.7%
Cumulative Days on Market Until Sale	170	193	+ 13.5%	154	159	+ 3.2%
Inventory of Homes for Sale	288	250	- 13.2%	--	--	--
Months Supply of Inventory	9.2	8.2	- 10.9%	--	--	--

* 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	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Key Metrics						
New Listings	1	1	0.0%	46	48	+ 4.3%
Sold Listings	3	3	0.0%	32	34	+ 6.3%
Median Sales Price*	\$600,000	\$339,000	- 43.5%	\$372,250	\$315,000	- 15.4%
Average Sales Price*	\$508,333	\$361,667	- 28.9%	\$397,147	\$377,770	- 4.9%
Percent of List Price Received*	98.3%	97.9%	- 0.4%	98.8%	98.4%	- 0.4%
Days on Market Until Sale	62	233	+ 275.8%	112	104	- 7.1%
Cumulative Days on Market Until Sale	62	233	+ 275.8%	131	110	- 16.0%
Inventory of Homes for Sale	18	15	- 16.7%	--	--	--
Months Supply of Inventory	4.4	3.8	- 13.6%	--	--	--

* 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

