

Local Market Update for December 2018

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

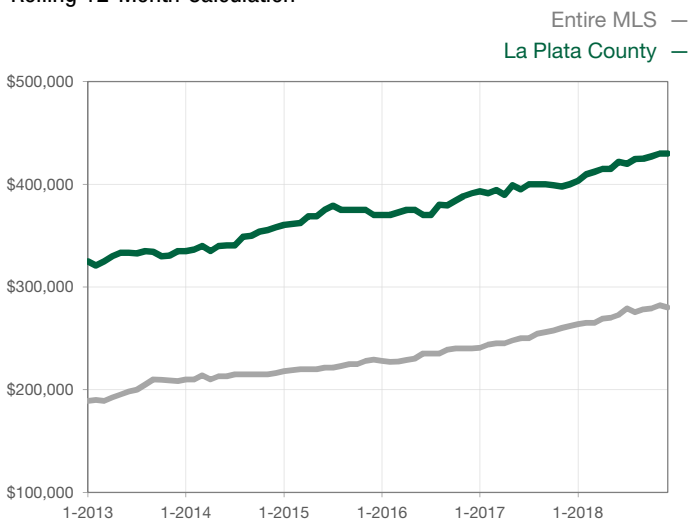
| Key Metrics | December | | | Year to Date | | |
|--------------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2017 | 2018 | Percent Change from Previous Year | Thru 12-2017 | Thru 12-2018 | Percent Change from Previous Year |
| New Listings | 55 | 38 | - 30.9% | 1,328 | 1,288 | - 3.0% |
| Sold Listings | 80 | 57 | - 28.8% | 836 | 806 | - 3.6% |
| Median Sales Price* | \$446,250 | \$438,000 | - 1.8% | \$400,000 | \$430,000 | + 7.5% |
| Average Sales Price* | \$535,224 | \$516,217 | - 3.6% | \$459,699 | \$508,883 | + 10.7% |
| Percent of List Price Received* | 97.0% | 96.8% | - 0.2% | 97.3% | 97.0% | - 0.3% |
| Days on Market Until Sale | 165 | 146 | - 11.5% | 129 | 129 | 0.0% |
| Cumulative Days on Market Until Sale | 192 | 168 | - 12.5% | 146 | 153 | + 4.8% |
| Inventory of Homes for Sale | 383 | 367 | - 4.2% | -- | -- | -- |
| Months Supply of Inventory | 5.5 | 5.5 | 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.

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|--------------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| | 2017 | 2018 | Percent Change from Previous Year | Thru 12-2017 | Thru 12-2018 | Percent Change from Previous Year |
| New Listings | 22 | 26 | + 18.2% | 433 | 434 | + 0.2% |
| Sold Listings | 27 | 19 | - 29.6% | 333 | 334 | + 0.3% |
| Median Sales Price* | \$300,000 | \$190,000 | - 36.7% | \$295,000 | \$289,450 | - 1.9% |
| Average Sales Price* | \$301,064 | \$233,061 | - 22.6% | \$320,896 | \$310,930 | - 3.1% |
| Percent of List Price Received* | 97.6% | 96.3% | - 1.3% | 97.8% | 97.4% | - 0.4% |
| Days on Market Until Sale | 150 | 93 | - 38.0% | 132 | 124 | - 6.1% |
| Cumulative Days on Market Until Sale | 150 | 93 | - 38.0% | 141 | 133 | - 5.7% |
| Inventory of Homes for Sale | 126 | 130 | + 3.2% | -- | -- | -- |
| Months Supply of Inventory | 4.5 | 4.7 | + 4.4% | -- | -- | -- |

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

