

Local Market Update for March 2019

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

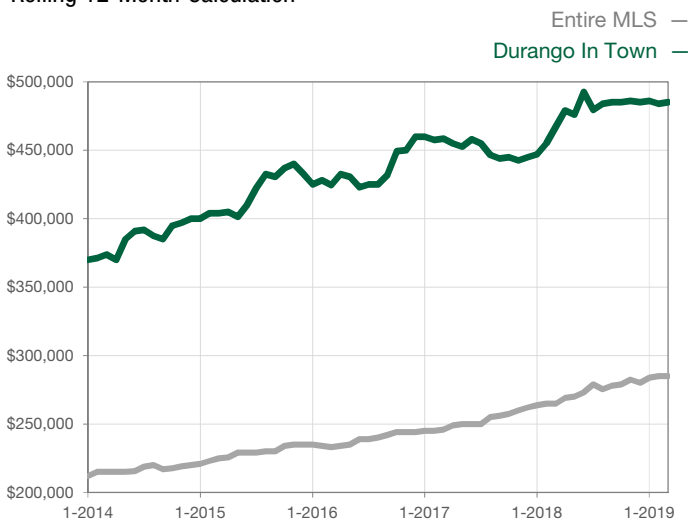
Single Family	March			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
Key Metrics						
New Listings	20	21	+ 5.0%	51	46	- 9.8%
Sold Listings	15	14	- 6.7%	30	27	- 10.0%
Median Sales Price*	\$490,000	\$595,000	+ 21.4%	\$548,950	\$522,000	- 4.9%
Average Sales Price*	\$539,640	\$579,783	+ 7.4%	\$606,530	\$564,754	- 6.9%
Percent of List Price Received*	97.0%	96.8%	- 0.2%	97.0%	97.1%	+ 0.1%
Days on Market Until Sale	163	165	+ 1.2%	148	138	- 6.8%
Cumulative Days on Market Until Sale	178	165	- 7.3%	155	152	- 1.9%
Inventory of Homes for Sale	53	60	+ 13.2%	--	--	--
Months Supply of Inventory	3.5	4.0	+ 14.3%	--	--	--

* 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	March			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
Key Metrics						
New Listings	36	22	- 38.9%	67	55	- 17.9%
Sold Listings	10	13	+ 30.0%	34	36	+ 5.9%
Median Sales Price*	\$295,750	\$325,000	+ 9.9%	\$310,500	\$329,000	+ 6.0%
Average Sales Price*	\$324,840	\$385,081	+ 18.5%	\$303,465	\$347,415	+ 14.5%
Percent of List Price Received*	98.8%	98.8%	0.0%	98.6%	98.4%	- 0.2%
Days on Market Until Sale	113	110	- 2.7%	98	136	+ 38.8%
Cumulative Days on Market Until Sale	129	118	- 8.5%	107	145	+ 35.5%
Inventory of Homes for Sale	70	60	- 14.3%	--	--	--
Months Supply of Inventory	4.4	3.7	- 15.9%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

