

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

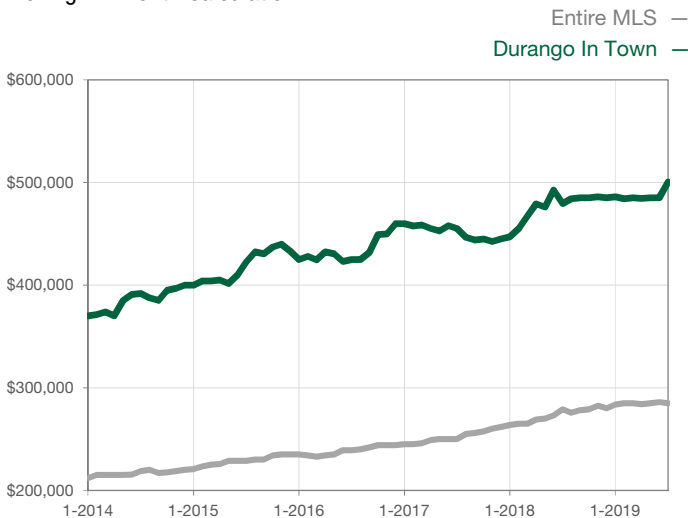
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
New Listings	31	28	- 9.7%	186	166	- 10.8%
Sold Listings	25	24	- 4.0%	105	86	- 18.1%
Median Sales Price*	\$429,000	\$455,139	+ 6.1%	\$474,000	\$494,000	+ 4.2%
Average Sales Price*	\$433,483	\$596,053	+ 37.5%	\$539,133	\$558,055	+ 3.5%
Percent of List Price Received*	97.3%	97.7%	+ 0.4%	97.5%	97.5%	0.0%
Days on Market Until Sale	105	120	+ 14.3%	110	128	+ 16.4%
Cumulative Days on Market Until Sale	125	127	+ 1.6%	118	135	+ 14.4%
Inventory of Homes for Sale	81	93	+ 14.8%	--	--	--
Months Supply of Inventory	5.4	6.7	+ 24.1%	--	--	--

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

Townhouse-Condo	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
New Listings	28	32	+ 14.3%	170	187	+ 10.0%
Sold Listings	23	35	+ 52.2%	106	130	+ 22.6%
Median Sales Price*	\$292,000	\$324,000	+ 11.0%	\$315,000	\$325,000	+ 3.2%
Average Sales Price*	\$328,587	\$335,763	+ 2.2%	\$333,861	\$343,123	+ 2.8%
Percent of List Price Received*	99.4%	98.9%	- 0.5%	98.8%	98.4%	- 0.4%
Days on Market Until Sale	100	116	+ 16.0%	123	130	+ 5.7%
Cumulative Days on Market Until Sale	114	135	+ 18.4%	134	142	+ 6.0%
Inventory of Homes for Sale	79	95	+ 20.3%	--	--	--
Months Supply of Inventory	5.3	5.3	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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

