

# Local Market Update for August 2019

A Research Tool Provided by the Colorado Association of REALTORS®



## La Plata County

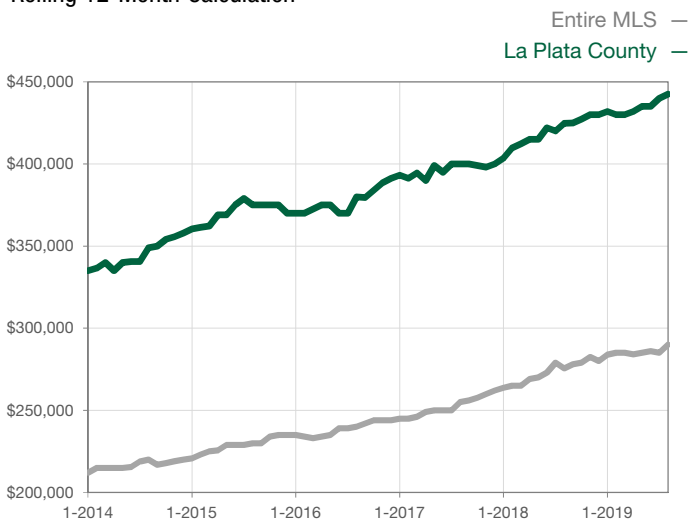
Key Metrics	August			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 08-2018	Thru 08-2019	Percent Change from Previous Year
New Listings	130	120	- 7.7%	1,015	1,008	- 0.7%
Sold Listings	88	91	+ 3.4%	540	502	- 7.0%
Median Sales Price*	\$426,000	<b>\$450,000</b>	+ 5.6%	\$425,000	<b>\$443,000</b>	+ 4.2%
Average Sales Price*	\$465,892	<b>\$493,429</b>	+ 5.9%	\$481,620	<b>\$499,071</b>	+ 3.6%
Percent of List Price Received*	96.5%	<b>98.0%</b>	+ 1.6%	97.3%	<b>97.6%</b>	+ 0.3%
Days on Market Until Sale	126	<b>116</b>	- 7.9%	123	<b>123</b>	0.0%
Cumulative Days on Market Until Sale	151	<b>127</b>	- 15.9%	146	<b>138</b>	- 5.5%
Inventory of Homes for Sale	548	<b>545</b>	- 0.5%	--	--	--
Months Supply of Inventory	8.0	<b>8.5</b>	+ 6.3%	--	--	--

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

Key Metrics	August			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 08-2018	Thru 08-2019	Percent Change from Previous Year
New Listings	41	38	- 7.3%	323	363	+ 12.4%
Sold Listings	41	28	- 31.7%	227	240	+ 5.7%
Median Sales Price*	\$325,000	<b>\$239,500</b>	- 26.3%	\$289,900	<b>\$298,500</b>	+ 3.0%
Average Sales Price*	\$325,149	<b>\$321,511</b>	- 1.1%	\$308,545	<b>\$324,770</b>	+ 5.3%
Percent of List Price Received*	97.6%	<b>97.4%</b>	- 0.2%	97.6%	<b>97.7%</b>	+ 0.1%
Days on Market Until Sale	105	<b>88</b>	- 16.2%	126	<b>124</b>	- 1.6%
Cumulative Days on Market Until Sale	107	<b>88</b>	- 17.8%	137	<b>137</b>	0.0%
Inventory of Homes for Sale	169	<b>169</b>	0.0%	--	--	--
Months Supply of Inventory	6.2	<b>5.8</b>	- 6.5%	--	--	--

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

