

Local Market Update for November 2019

A Research Tool Provided by the Colorado Association of REALTORS®



Durango Rural

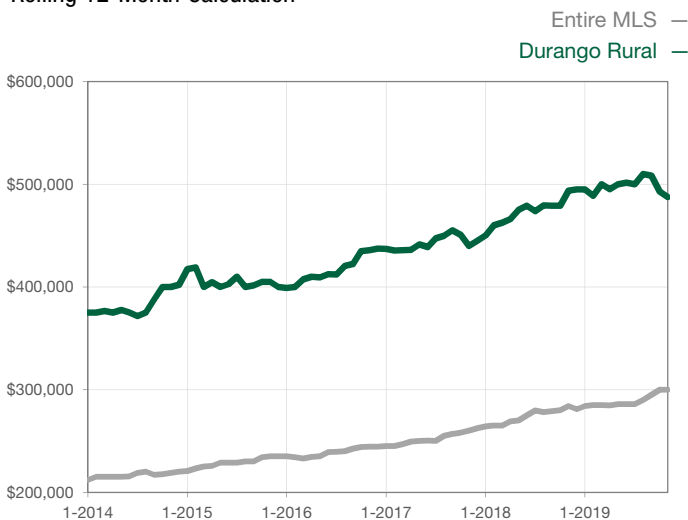
Key Metrics	November			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 11-2018	Thru 11-2019	Percent Change from Previous Year
New Listings	27	27	0.0%	561	576	+ 2.7%
Sold Listings	28	19	- 32.1%	328	330	+ 0.6%
Median Sales Price*	\$577,000	\$500,000	- 13.3%	\$494,900	\$483,500	- 2.3%
Average Sales Price*	\$684,162	\$676,684	- 1.1%	\$549,645	\$561,167	+ 2.1%
Percent of List Price Received*	96.2%	96.4%	+ 0.2%	97.1%	97.5%	+ 0.4%
Days on Market Until Sale	169	185	+ 9.5%	127	125	- 1.6%
Cumulative Days on Market Until Sale	250	196	- 21.6%	168	142	- 15.5%
Inventory of Homes for Sale	200	231	+ 15.5%	--	--	--
Months Supply of Inventory	6.6	7.7	+ 16.7%	--	--	--

* 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	November			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 11-2018	Thru 11-2019	Percent Change from Previous Year
New Listings	4	2	- 50.0%	53	47	- 11.3%
Sold Listings	5	3	- 40.0%	44	34	- 22.7%
Median Sales Price*	\$412,500	\$489,000	+ 18.5%	\$328,000	\$378,000	+ 15.2%
Average Sales Price*	\$548,900	\$462,667	- 15.7%	\$382,788	\$418,100	+ 9.2%
Percent of List Price Received*	98.2%	98.9%	+ 0.7%	98.0%	98.4%	+ 0.4%
Days on Market Until Sale	84	59	- 29.8%	110	107	- 2.7%
Cumulative Days on Market Until Sale	84	107	+ 27.4%	114	118	+ 3.5%
Inventory of Homes for Sale	10	14	+ 40.0%	--	--	--
Months Supply of Inventory	2.4	4.8	+ 100.0%	--	--	--

* 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

