

Local Market Update for November 2019

A Research Tool Provided by the Colorado Association of REALTORS®



San Juan County

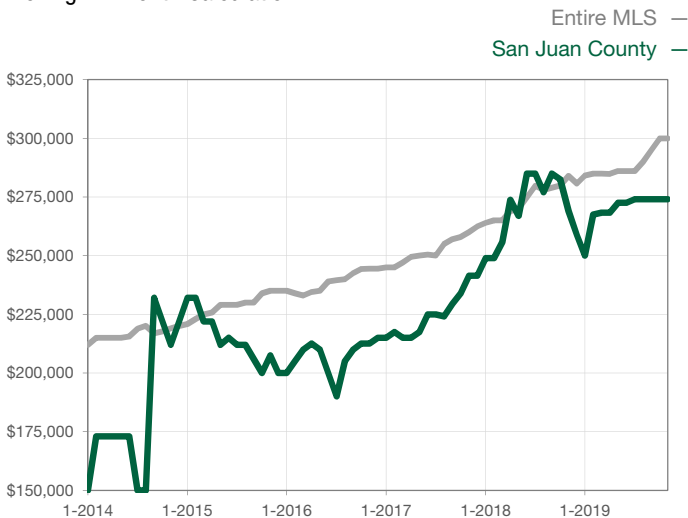
Key Metrics	November			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 11-2018	Thru 11-2019	Percent Change from Previous Year
New Listings	0	1	--	37	38	+ 2.7%
Sold Listings	2	1	- 50.0%	14	19	+ 35.7%
Median Sales Price*	\$203,250	\$165,000	- 18.8%	\$268,250	\$276,000	+ 2.9%
Average Sales Price*	\$203,250	\$165,000	- 18.8%	\$292,704	\$328,421	+ 12.2%
Percent of List Price Received*	93.2%	97.6%	+ 4.7%	96.6%	96.7%	+ 0.1%
Days on Market Until Sale	153	165	+ 7.8%	179	283	+ 58.1%
Cumulative Days on Market Until Sale	153	165	+ 7.8%	189	283	+ 49.7%
Inventory of Homes for Sale	28	29	+ 3.6%	--	--	--
Months Supply of Inventory	18.7	12.4	- 33.7%	--	--	--

* 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	1	0	- 100.0%	13	18	+ 38.5%
Sold Listings	1	0	- 100.0%	10	13	+ 30.0%
Median Sales Price*	\$349,700	\$0	- 100.0%	\$217,000	\$215,000	- 0.9%
Average Sales Price*	\$349,700	\$0	- 100.0%	\$227,830	\$247,346	+ 8.6%
Percent of List Price Received*	94.8%	0.0%	- 100.0%	95.6%	96.6%	+ 1.0%
Days on Market Until Sale	85	0	- 100.0%	139	75	- 46.0%
Cumulative Days on Market Until Sale	85	0	- 100.0%	139	103	- 25.9%
Inventory of Homes for Sale	4	5	+ 25.0%	--	--	--
Months Supply of Inventory	3.2	2.7	- 15.6%	--	--	--

* 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

