

Local Market Update for March 2020

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

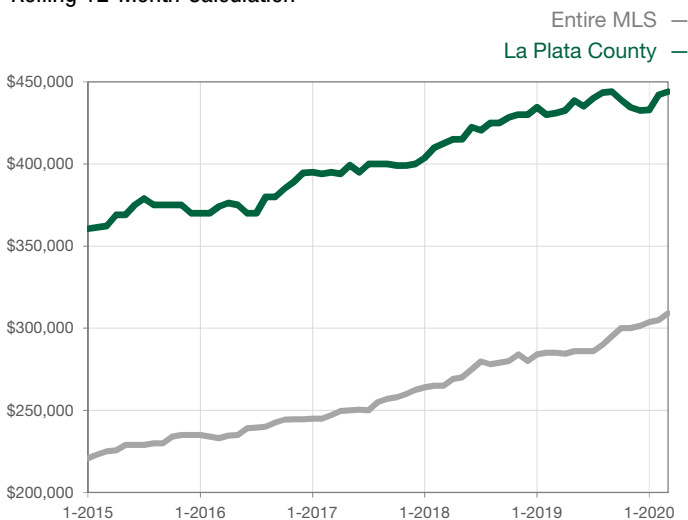
Single Family	March			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 03-2019	Thru 03-2020	Percent Change from Previous Year
Key Metrics						
New Listings	86	113	+ 31.4%	209	260	+ 24.4%
Sold Listings	45	67	+ 48.9%	123	152	+ 23.6%
Median Sales Price*	\$457,500	\$462,000	+ 1.0%	\$432,500	\$483,000	+ 11.7%
Average Sales Price*	\$537,251	\$502,359	- 6.5%	\$475,494	\$552,311	+ 16.2%
Percent of List Price Received*	97.0%	97.7%	+ 0.7%	97.3%	97.5%	+ 0.2%
Days on Market Until Sale	157	157	0.0%	144	145	+ 0.7%
Cumulative Days on Market Until Sale	166	192	+ 15.7%	156	177	+ 13.5%
Inventory of Homes for Sale	340	354	+ 4.1%	--	--	--
Months Supply of Inventory	5.2	5.1	- 1.9%	--	--	--

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

Townhouse/Condo	March			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 03-2019	Thru 03-2020	Percent Change from Previous Year
Key Metrics						
New Listings	36	35	- 2.8%	102	97	- 4.9%
Sold Listings	26	22	- 15.4%	66	55	- 16.7%
Median Sales Price*	\$279,025	\$338,688	+ 21.4%	\$289,500	\$337,500	+ 16.6%
Average Sales Price*	\$310,796	\$357,520	+ 15.0%	\$289,971	\$363,559	+ 25.4%
Percent of List Price Received*	97.3%	97.2%	- 0.1%	97.2%	97.0%	- 0.2%
Days on Market Until Sale	111	121	+ 9.0%	126	147	+ 16.7%
Cumulative Days on Market Until Sale	119	142	+ 19.3%	132	180	+ 36.4%
Inventory of Homes for Sale	124	143	+ 15.3%	--	--	--
Months Supply of Inventory	4.4	5.3	+ 20.5%	--	--	--

* 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

