

# Local Market Update for December 2020

A Research Tool Provided by the Colorado Association of REALTORS®



## La Plata County

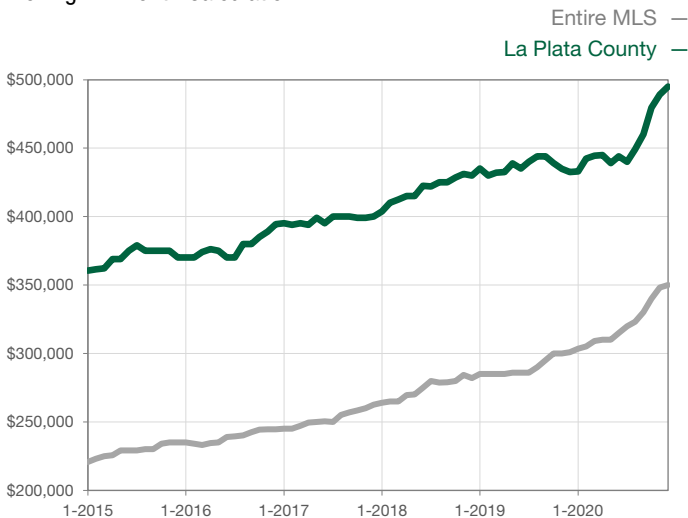
Key Metrics	December			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
New Listings	37	49	+ 32.4%	1,332	1,194	- 10.4%
Sold Listings	69	104	+ 50.7%	802	1,044	+ 30.2%
Median Sales Price*	\$415,000	<b>\$515,000</b>	+ 24.1%	\$432,610	<b>\$495,000</b>	+ 14.4%
Average Sales Price*	\$512,399	<b>\$572,184</b>	+ 11.7%	\$501,027	<b>\$592,221</b>	+ 18.2%
Percent of List Price Received*	96.2%	<b>97.9%</b>	+ 1.8%	97.4%	<b>97.8%</b>	+ 0.4%
Days on Market Until Sale	149	111	- 25.5%	126	128	+ 1.6%
Cumulative Days on Market Until Sale	170	124	- 27.1%	143	147	+ 2.8%
Inventory of Homes for Sale	512	177	- 65.4%	--	--	--
Months Supply of Inventory	7.7	2.0	- 74.0%	--	--	--

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

Key Metrics	December			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
New Listings	36	18	- 50.0%	476	389	- 18.3%
Sold Listings	18	43	+ 138.9%	335	395	+ 17.9%
Median Sales Price*	\$298,500	<b>\$345,000</b>	+ 15.6%	\$298,000	<b>\$340,000</b>	+ 14.1%
Average Sales Price*	\$314,992	<b>\$377,687</b>	+ 19.9%	\$332,807	<b>\$382,851</b>	+ 15.0%
Percent of List Price Received*	97.4%	<b>99.4%</b>	+ 2.1%	97.5%	<b>97.9%</b>	+ 0.4%
Days on Market Until Sale	133	131	- 1.5%	128	144	+ 12.5%
Cumulative Days on Market Until Sale	133	144	+ 8.3%	146	160	+ 9.6%
Inventory of Homes for Sale	173	44	- 74.6%	--	--	--
Months Supply of Inventory	6.2	1.3	- 79.0%	--	--	--

\* 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

