

# Local Market Update for January 2021

A Research Tool Provided by the Colorado Association of REALTORS®



## Durango In Town

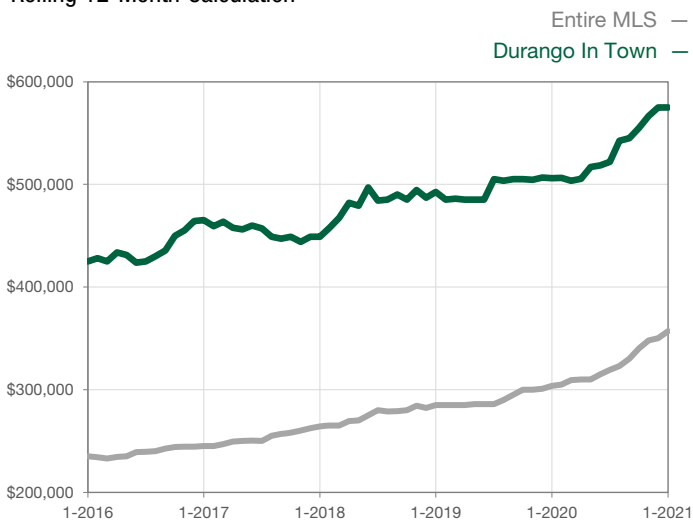
Single Family	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	15	16	+ 6.7%	15	16	+ 6.7%
Sold Listings	10	13	+ 30.0%	10	13	+ 30.0%
Median Sales Price*	\$416,000	<b>\$540,250</b>	+ 29.9%	\$416,000	<b>\$540,250</b>	+ 29.9%
Average Sales Price*	\$495,450	<b>\$590,269</b>	+ 19.1%	\$495,450	<b>\$590,269</b>	+ 19.1%
Percent of List Price Received*	97.6%	<b>98.1%</b>	+ 0.5%	97.6%	<b>98.1%</b>	+ 0.5%
Days on Market Until Sale	106	<b>87</b>	- 17.9%	106	<b>87</b>	- 17.9%
Cumulative Days on Market Until Sale	114	<b>110</b>	- 3.5%	114	<b>110</b>	- 3.5%
Inventory of Homes for Sale	86	<b>23</b>	- 73.3%	--	--	--
Months Supply of Inventory	6.1	<b>1.3</b>	- 78.7%	--	--	--

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

Townhouse/Condo	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	12	10	- 16.7%	12	10	- 16.7%
Sold Listings	9	7	- 22.2%	9	7	- 22.2%
Median Sales Price*	\$387,000	<b>\$315,000</b>	- 18.6%	\$387,000	<b>\$315,000</b>	- 18.6%
Average Sales Price*	\$388,611	<b>\$315,429</b>	- 18.8%	\$388,611	<b>\$315,429</b>	- 18.8%
Percent of List Price Received*	96.8%	<b>97.7%</b>	+ 0.9%	96.8%	<b>97.7%</b>	+ 0.9%
Days on Market Until Sale	192	<b>114</b>	- 40.6%	192	<b>114</b>	- 40.6%
Cumulative Days on Market Until Sale	252	<b>114</b>	- 54.8%	252	<b>114</b>	- 54.8%
Inventory of Homes for Sale	89	<b>12</b>	- 86.5%	--	--	--
Months Supply of Inventory	6.0	<b>0.7</b>	- 88.3%	--	--	--

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

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



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

