

# Local Market Update for September 2021

A Research Tool Provided by the Colorado Association of REALTORS®



## Durango Mountain Area

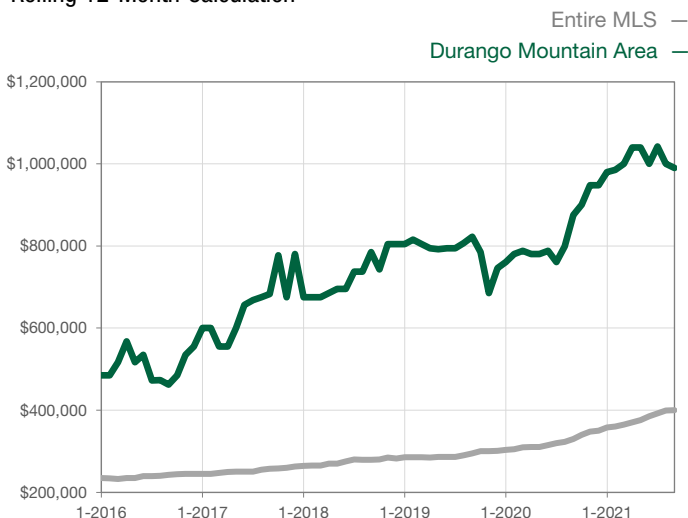
Single Family	September			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	8	3	- 62.5%	48	35	- 27.1%
Sold Listings	11	6	- 45.5%	31	33	+ 6.5%
Median Sales Price*	\$1,150,000	<b>\$830,000</b>	- 27.8%	\$975,000	<b>\$1,040,000</b>	+ 6.7%
Average Sales Price*	\$1,263,895	<b>\$1,065,000</b>	- 15.7%	\$1,159,516	<b>\$1,171,692</b>	+ 1.1%
Percent of List Price Received*	97.0%	<b>98.6%</b>	+ 1.6%	94.8%	<b>99.0%</b>	+ 4.4%
Days on Market Until Sale	148	<b>90</b>	- 39.2%	175	<b>148</b>	- 15.4%
Cumulative Days on Market Until Sale	206	<b>90</b>	- 56.3%	243	<b>172</b>	- 29.2%
Inventory of Homes for Sale	19	<b>9</b>	- 52.6%	--	--	--
Months Supply of Inventory	5.5	<b>2.2</b>	- 60.0%	--	--	--

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

Townhouse/Condo	September			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	12	13	+ 8.3%	124	110	- 11.3%
Sold Listings	25	14	- 44.0%	93	102	+ 9.7%
Median Sales Price*	\$318,000	<b>\$433,000</b>	+ 36.2%	\$325,000	<b>\$485,000</b>	+ 49.2%
Average Sales Price*	\$345,172	<b>\$482,729</b>	+ 39.9%	\$377,081	<b>\$510,054</b>	+ 35.3%
Percent of List Price Received*	97.8%	<b>102.3%</b>	+ 4.6%	97.0%	<b>100.4%</b>	+ 3.5%
Days on Market Until Sale	130	<b>41</b>	- 68.5%	124	<b>76</b>	- 38.7%
Cumulative Days on Market Until Sale	142	<b>41</b>	- 71.1%	135	<b>74</b>	- 45.2%
Inventory of Homes for Sale	28	<b>6</b>	- 78.6%	--	--	--
Months Supply of Inventory	2.8	<b>0.5</b>	- 82.1%	--	--	--

\* 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

