

Local Market Update for September 2021

A Research Tool Provided by the Colorado Association of REALTORS®



San Juan County

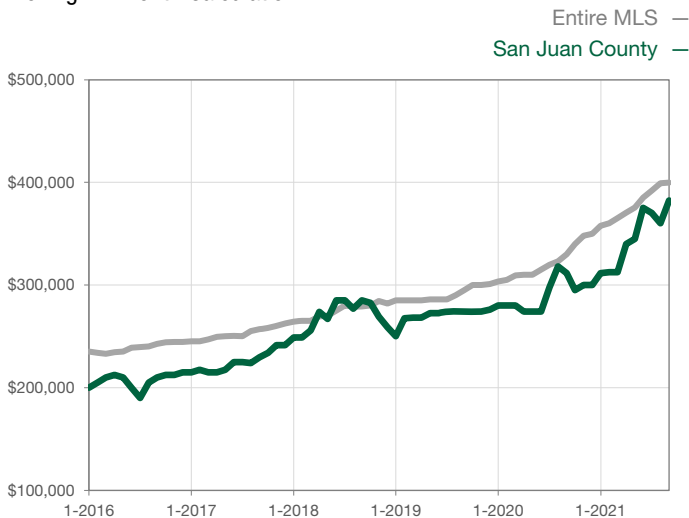
Key Metrics	September			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
New Listings	3	1	- 66.7%	41	26	- 36.6%
Sold Listings	6	4	- 33.3%	22	23	+ 4.5%
Median Sales Price*	\$312,500	\$407,000	+ 30.2%	\$311,500	\$405,000	+ 30.0%
Average Sales Price*	\$343,167	\$392,250	+ 14.3%	\$329,364	\$540,372	+ 64.1%
Percent of List Price Received*	94.7%	98.4%	+ 3.9%	94.9%	98.3%	+ 3.6%
Days on Market Until Sale	209	78	- 62.7%	180	206	+ 14.4%
Cumulative Days on Market Until Sale	249	78	- 68.7%	191	244	+ 27.7%
Inventory of Homes for Sale	27	8	- 70.4%	--	--	--
Months Supply of Inventory	11.4	2.8	- 75.4%	--	--	--

* 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	September			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
New Listings	0	2	--	15	14	- 6.7%
Sold Listings	2	4	+ 100.0%	14	13	- 7.1%
Median Sales Price*	\$126,250	\$402,500	+ 218.8%	\$328,350	\$359,000	+ 9.3%
Average Sales Price*	\$126,250	\$461,250	+ 265.3%	\$303,943	\$345,577	+ 13.7%
Percent of List Price Received*	103.6%	101.1%	- 2.4%	98.7%	100.4%	+ 1.7%
Days on Market Until Sale	32	27	- 15.6%	123	52	- 57.7%
Cumulative Days on Market Until Sale	32	27	- 15.6%	123	52	- 57.7%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	0.6	1.1	+ 83.3%	--	--	--

* 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

