

Local Market Update for December 2021

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

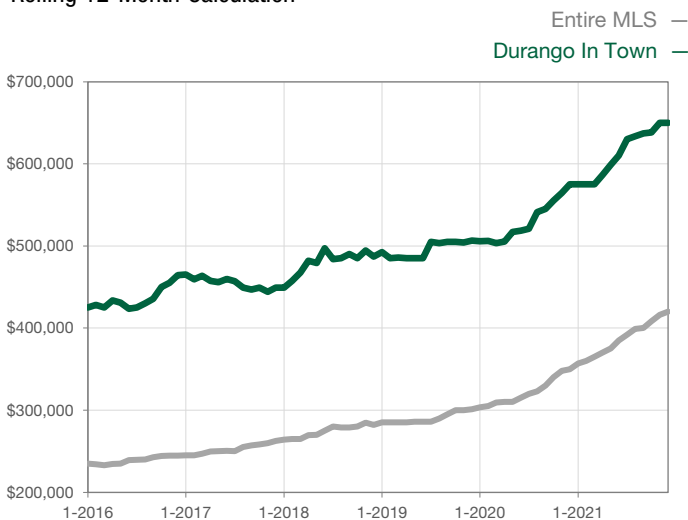
Single Family	December			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
Key Metrics						
New Listings	13	2	- 84.6%	259	185	- 28.6%
Sold Listings	23	10	- 56.5%	214	185	- 13.6%
Median Sales Price*	\$640,000	\$728,640	+ 13.9%	\$575,000	\$650,000	+ 13.0%
Average Sales Price*	\$717,479	\$876,736	+ 22.2%	\$646,096	\$782,961	+ 21.2%
Percent of List Price Received*	97.6%	97.5%	- 0.1%	97.7%	100.0%	+ 2.4%
Days on Market Until Sale	123	92	- 25.2%	130	89	- 31.5%
Cumulative Days on Market Until Sale	129	92	- 28.7%	147	100	- 32.0%
Inventory of Homes for Sale	43	11	- 74.4%	--	--	--
Months Supply of Inventory	2.4	0.7	- 70.8%	--	--	--

* 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	December			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
Key Metrics						
New Listings	7	10	+ 42.9%	201	219	+ 9.0%
Sold Listings	22	8	- 63.6%	212	201	- 5.2%
Median Sales Price*	\$385,648	\$398,500	+ 3.3%	\$352,400	\$412,500	+ 17.1%
Average Sales Price*	\$423,228	\$421,050	- 0.5%	\$368,036	\$428,517	+ 16.4%
Percent of List Price Received*	99.1%	100.8%	+ 1.7%	98.1%	100.6%	+ 2.5%
Days on Market Until Sale	157	63	- 59.9%	145	67	- 53.8%
Cumulative Days on Market Until Sale	184	63	- 65.8%	169	69	- 59.2%
Inventory of Homes for Sale	29	9	- 69.0%	--	--	--
Months Supply of Inventory	1.6	0.5	- 68.8%	--	--	--

* 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

