

Local Market Update for February 2022

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

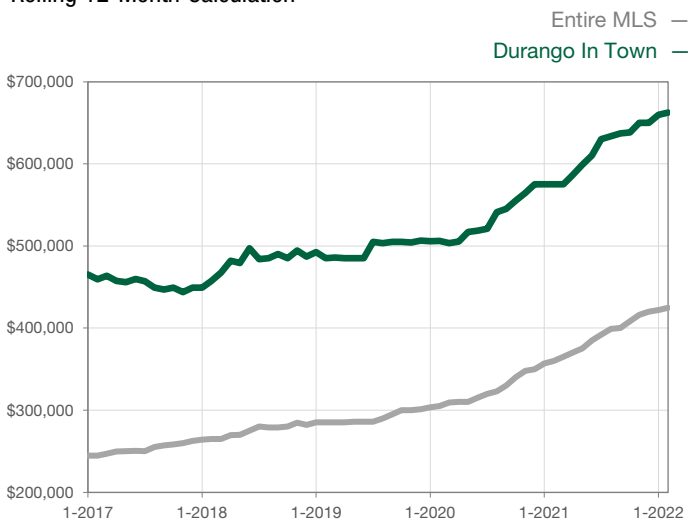
Single Family	February			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 02-2021	Thru 02-2022	Percent Change from Previous Year
Key Metrics						
New Listings	13	15	+ 15.4%	30	25	- 16.7%
Sold Listings	10	7	- 30.0%	24	14	- 41.7%
Median Sales Price*	\$579,750	\$660,000	+ 13.8%	\$555,000	\$669,513	+ 20.6%
Average Sales Price*	\$598,440	\$741,857	+ 24.0%	\$602,913	\$821,466	+ 36.2%
Percent of List Price Received*	99.4%	102.2%	+ 2.8%	98.3%	102.5%	+ 4.3%
Days on Market Until Sale	107	110	+ 2.8%	101	111	+ 9.9%
Cumulative Days on Market Until Sale	142	110	- 22.5%	128	111	- 13.3%
Inventory of Homes for Sale	34	13	- 61.8%	--	--	--
Months Supply of Inventory	1.9	0.9	- 52.6%	--	--	--

* 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	February			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 02-2021	Thru 02-2022	Percent Change from Previous Year
Key Metrics						
New Listings	15	4	- 73.3%	28	13	- 53.6%
Sold Listings	10	8	- 20.0%	17	18	+ 5.9%
Median Sales Price*	\$377,250	\$527,000	+ 39.7%	\$360,000	\$519,500	+ 44.3%
Average Sales Price*	\$356,550	\$609,438	+ 70.9%	\$339,618	\$562,758	+ 65.7%
Percent of List Price Received*	99.3%	99.2%	- 0.1%	98.6%	98.5%	- 0.1%
Days on Market Until Sale	73	85	+ 16.4%	90	62	- 31.1%
Cumulative Days on Market Until Sale	73	104	+ 42.5%	90	70	- 22.2%
Inventory of Homes for Sale	20	8	- 60.0%	--	--	--
Months Supply of Inventory	1.1	0.5	- 54.5%	--	--	--

* 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

