

Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®



Durango In Town

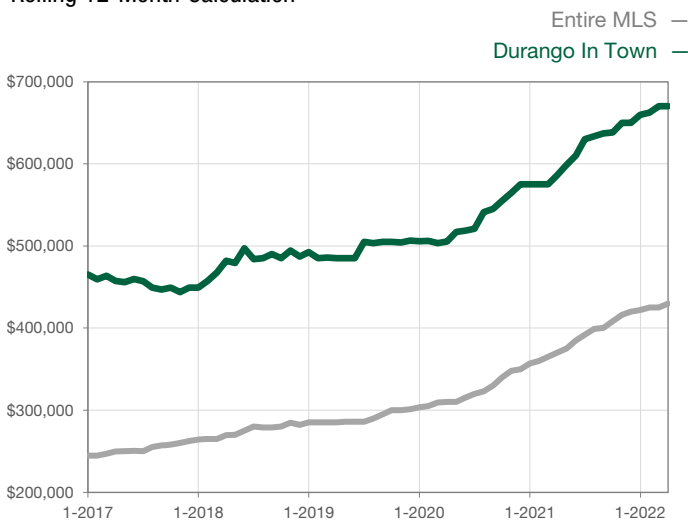
Single Family	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
Key Metrics						
New Listings	16	17	+ 6.3%	67	56	- 16.4%
Sold Listings	16	11	- 31.3%	57	38	- 33.3%
Median Sales Price*	\$784,850	\$825,000	+ 5.1%	\$599,500	\$674,817	+ 12.6%
Average Sales Price*	\$818,028	\$789,183	- 3.5%	\$693,767	\$833,882	+ 20.2%
Percent of List Price Received*	101.1%	102.5%	+ 1.4%	99.4%	103.1%	+ 3.7%
Days on Market Until Sale	123	44	- 64.2%	100	72	- 28.0%
Cumulative Days on Market Until Sale	123	44	- 64.2%	125	72	- 42.4%
Inventory of Homes for Sale	18	18	0.0%	--	--	--
Months Supply of Inventory	0.9	1.3	+ 44.4%	--	--	--

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

Townhouse/Condo	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
Key Metrics						
New Listings	36	11	- 69.4%	81	38	- 53.1%
Sold Listings	13	11	- 15.4%	42	38	- 9.5%
Median Sales Price*	\$376,900	\$540,500	+ 43.4%	\$373,450	\$515,750	+ 38.1%
Average Sales Price*	\$358,735	\$566,936	+ 58.0%	\$370,985	\$542,762	+ 46.3%
Percent of List Price Received*	99.3%	103.2%	+ 3.9%	99.2%	100.3%	+ 1.1%
Days on Market Until Sale	81	184	+ 127.2%	81	93	+ 14.8%
Cumulative Days on Market Until Sale	107	184	+ 72.0%	89	97	+ 9.0%
Inventory of Homes for Sale	23	9	- 60.9%	--	--	--
Months Supply of Inventory	1.3	0.5	- 61.5%	--	--	--

* 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

