

Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®



Durango Mountain Area

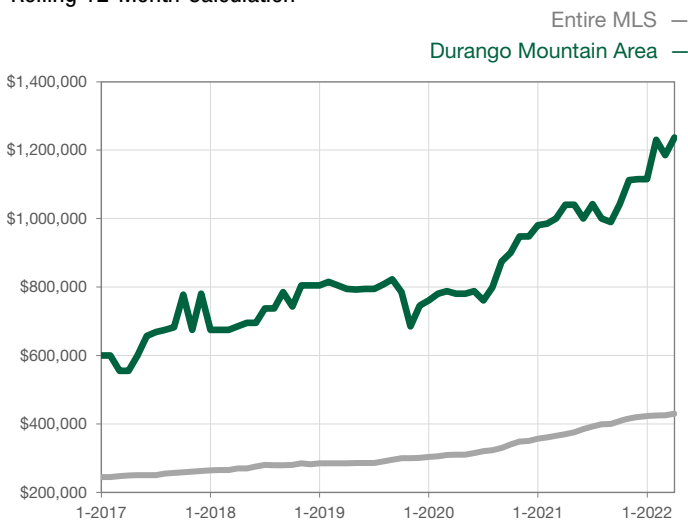
Key Metrics	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
New Listings	1	3	+ 200.0%	13	11	- 15.4%
Sold Listings	2	1	- 50.0%	9	9	0.0%
Median Sales Price*	\$890,750	\$1,525,000	+ 71.2%	\$1,295,000	\$1,525,000	+ 17.8%
Average Sales Price*	\$890,750	\$1,525,000	+ 71.2%	\$1,352,944	\$2,046,222	+ 51.2%
Percent of List Price Received*	100.2%	95.9%	- 4.3%	99.6%	100.5%	+ 0.9%
Days on Market Until Sale	78	157	+ 101.3%	148	124	- 16.2%
Cumulative Days on Market Until Sale	78	584	+ 648.7%	184	178	- 3.3%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	2.2	1.5	- 31.8%	--	--	--

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

Key Metrics	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
New Listings	7	8	+ 14.3%	48	51	+ 6.3%
Sold Listings	11	15	+ 36.4%	39	47	+ 20.5%
Median Sales Price*	\$242,000	\$440,000	+ 81.8%	\$427,500	\$435,000	+ 1.8%
Average Sales Price*	\$332,907	\$602,633	+ 81.0%	\$433,281	\$571,548	+ 31.9%
Percent of List Price Received*	102.0%	100.9%	- 1.1%	99.6%	99.6%	0.0%
Days on Market Until Sale	48	61	+ 27.1%	57	61	+ 7.0%
Cumulative Days on Market Until Sale	48	61	+ 27.1%	65	63	- 3.1%
Inventory of Homes for Sale	5	14	+ 180.0%	--	--	--
Months Supply of Inventory	0.4	1.2	+ 200.0%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

