

# Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®



## Durango Rural

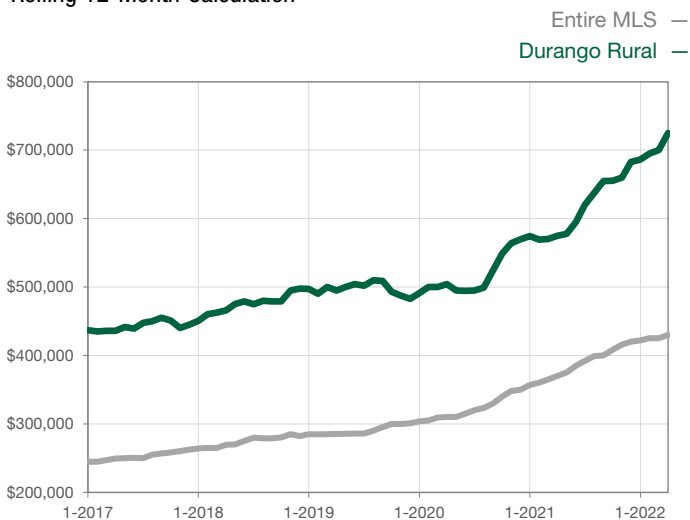
Single Family	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	56	34	- 39.3%	173	115	- 33.5%
Sold Listings	40	40	0.0%	137	98	- 28.5%
Median Sales Price*	\$602,500	<b>\$775,000</b>	+ 28.6%	\$600,000	<b>\$772,000</b>	+ 28.7%
Average Sales Price*	\$742,050	<b>\$867,371</b>	+ 16.9%	\$735,339	<b>\$939,383</b>	+ 27.7%
Percent of List Price Received*	98.5%	<b>101.1%</b>	+ 2.6%	98.3%	<b>99.7%</b>	+ 1.4%
Days on Market Until Sale	97	<b>86</b>	- 11.3%	113	<b>106</b>	- 6.2%
Cumulative Days on Market Until Sale	126	<b>97</b>	- 23.0%	138	<b>111</b>	- 19.6%
Inventory of Homes for Sale	68	<b>44</b>	- 35.3%	--	--	--
Months Supply of Inventory	1.6	<b>1.2</b>	- 25.0%	--	--	--

\* 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
<b>Key Metrics</b>						
New Listings	3	3	0.0%	12	17	+ 41.7%
Sold Listings	5	5	0.0%	14	13	- 7.1%
Median Sales Price*	\$285,000	<b>\$560,000</b>	+ 96.5%	\$315,000	<b>\$575,000</b>	+ 82.5%
Average Sales Price*	\$328,260	<b>\$612,000</b>	+ 86.4%	\$332,593	<b>\$595,423</b>	+ 79.0%
Percent of List Price Received*	99.1%	<b>103.6%</b>	+ 4.5%	99.5%	<b>102.7%</b>	+ 3.2%
Days on Market Until Sale	200	<b>36</b>	- 82.0%	126	<b>40</b>	- 68.3%
Cumulative Days on Market Until Sale	200	<b>36</b>	- 82.0%	126	<b>41</b>	- 67.5%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	0.5	<b>0.6</b>	+ 20.0%	--	--	--

\* 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

