

Local Market Update for July 2022

A Research Tool Provided by the Colorado Association of REALTORS®



San Juan County

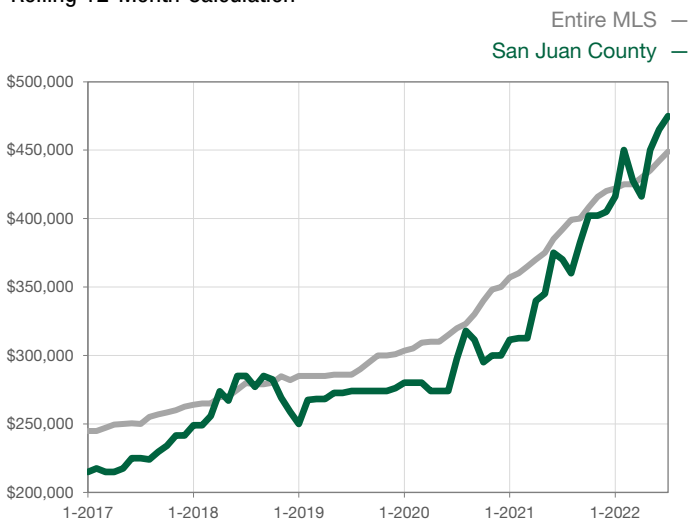
Key Metrics	July			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
New Listings	5	4	- 20.0%	23	31	+ 34.8%
Sold Listings	1	4	+ 300.0%	15	18	+ 20.0%
Median Sales Price*	\$231,000	\$680,000	+ 194.4%	\$405,000	\$492,500	+ 21.6%
Average Sales Price*	\$231,000	\$737,500	+ 219.3%	\$624,177	\$567,267	- 9.1%
Percent of List Price Received*	102.7%	90.5%	- 11.9%	98.9%	96.0%	- 2.9%
Days on Market Until Sale	57	86	+ 50.9%	228	90	- 60.5%
Cumulative Days on Market Until Sale	57	86	+ 50.9%	288	90	- 68.8%
Inventory of Homes for Sale	12	18	+ 50.0%	--	--	--
Months Supply of Inventory	4.1	6.6	+ 61.0%	--	--	--

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

Key Metrics	July			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
New Listings	0	3	--	8	16	+ 100.0%
Sold Listings	0	2	--	8	12	+ 50.0%
Median Sales Price*	\$0	\$585,000	--	\$267,000	\$412,500	+ 54.5%
Average Sales Price*	\$0	\$585,000	--	\$286,063	\$477,250	+ 66.8%
Percent of List Price Received*	0.0%	95.5%	--	100.5%	99.4%	- 1.1%
Days on Market Until Sale	0	96	--	66	75	+ 13.6%
Cumulative Days on Market Until Sale	0	96	--	66	82	+ 24.2%
Inventory of Homes for Sale	1	6	+ 500.0%	--	--	--
Months Supply of Inventory	0.5	2.7	+ 440.0%	--	--	--

* 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

