

Local Market Update for October 2022

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

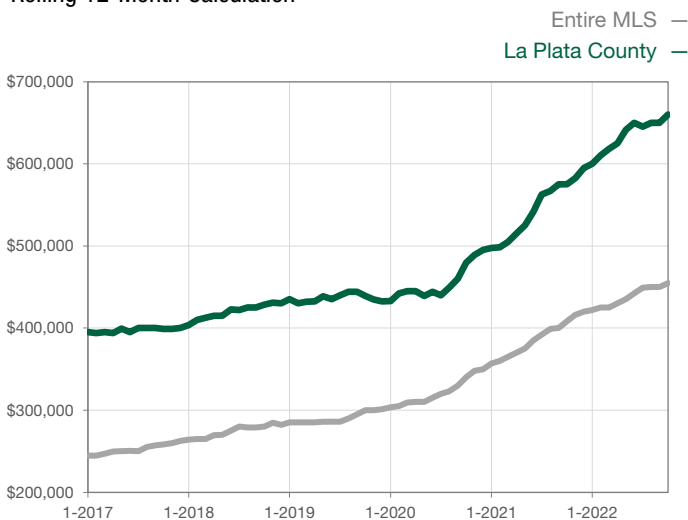
Key Metrics	October			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 10-2021	Thru 10-2022	Percent Change from Previous Year
New Listings	80	58	- 27.5%	1,029	917	- 10.9%
Sold Listings	96	64	- 33.3%	843	674	- 20.0%
Median Sales Price*	\$582,500	\$672,000	+ 15.4%	\$580,000	\$666,743	+ 15.0%
Average Sales Price*	\$779,526	\$817,918	+ 4.9%	\$709,091	\$856,024	+ 20.7%
Percent of List Price Received*	99.1%	96.6%	- 2.5%	99.7%	99.7%	0.0%
Days on Market Until Sale	82	98	+ 19.5%	90	84	- 6.7%
Cumulative Days on Market Until Sale	82	101	+ 23.2%	99	88	- 11.1%
Inventory of Homes for Sale	145	202	+ 39.3%	--	--	--
Months Supply of Inventory	1.7	2.9	+ 70.6%	--	--	--

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

Key Metrics	October			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 10-2021	Thru 10-2022	Percent Change from Previous Year
New Listings	26	24	- 7.7%	367	300	- 18.3%
Sold Listings	33	19	- 42.4%	333	270	- 18.9%
Median Sales Price*	\$475,000	\$645,000	+ 35.8%	\$430,000	\$477,000	+ 10.9%
Average Sales Price*	\$497,285	\$864,363	+ 73.8%	\$457,582	\$567,627	+ 24.0%
Percent of List Price Received*	100.2%	98.4%	- 1.8%	100.6%	100.1%	- 0.5%
Days on Market Until Sale	57	129	+ 126.3%	71	92	+ 29.6%
Cumulative Days on Market Until Sale	57	129	+ 126.3%	73	94	+ 28.8%
Inventory of Homes for Sale	32	52	+ 62.5%	--	--	--
Months Supply of Inventory	0.9	2.0	+ 122.2%	--	--	--

* 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

