

Local Market Update for November 2022

A Research Tool Provided by the Colorado Association of REALTORS®



San Juan County

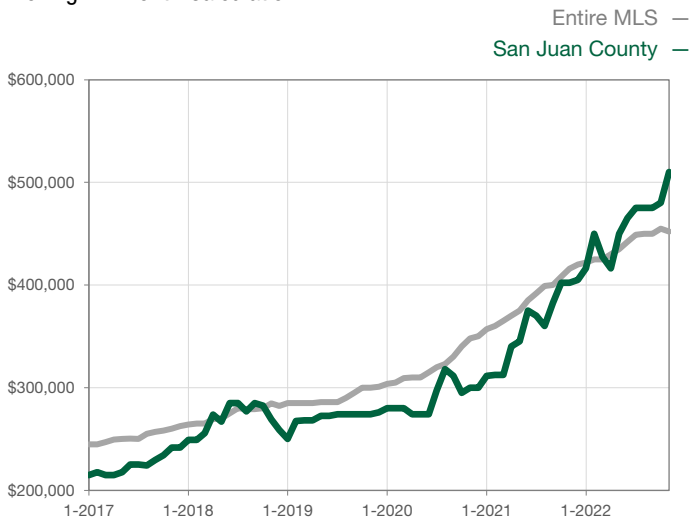
Key Metrics	November			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 11-2021	Thru 11-2022	Percent Change from Previous Year
New Listings	0	6	--	31	45	+ 45.2%
Sold Listings	3	2	- 33.3%	26	28	+ 7.7%
Median Sales Price*	\$350,000	\$1,900,000	+ 442.9%	\$402,000	\$497,500	+ 23.8%
Average Sales Price*	\$398,333	\$1,900,000	+ 377.0%	\$523,983	\$676,457	+ 29.1%
Percent of List Price Received*	96.9%	84.4%	- 12.9%	98.1%	95.0%	- 3.2%
Days on Market Until Sale	206	99	- 51.9%	206	91	- 55.8%
Cumulative Days on Market Until Sale	206	99	- 51.9%	239	91	- 61.9%
Inventory of Homes for Sale	10	16	+ 60.0%	--	--	--
Months Supply of Inventory	3.9	6.6	+ 69.2%	--	--	--

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

Key Metrics	November			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 11-2021	Thru 11-2022	Percent Change from Previous Year
New Listings	1	1	0.0%	17	23	+ 35.3%
Sold Listings	1	0	- 100.0%	16	17	+ 6.3%
Median Sales Price*	\$580,000	\$0	- 100.0%	\$362,000	\$385,000	+ 6.4%
Average Sales Price*	\$580,000	\$0	- 100.0%	\$361,531	\$475,853	+ 31.6%
Percent of List Price Received*	103.6%	0.0%	- 100.0%	102.4%	99.5%	- 2.8%
Days on Market Until Sale	36	0	- 100.0%	49	77	+ 57.1%
Cumulative Days on Market Until Sale	36	0	- 100.0%	49	82	+ 67.3%
Inventory of Homes for Sale	2	5	+ 150.0%	--	--	--
Months Supply of Inventory	1.1	2.4	+ 118.2%	--	--	--

* 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

