

# Local Market Update for December 2022

A Research Tool Provided by the Colorado Association of REALTORS®



## La Plata County

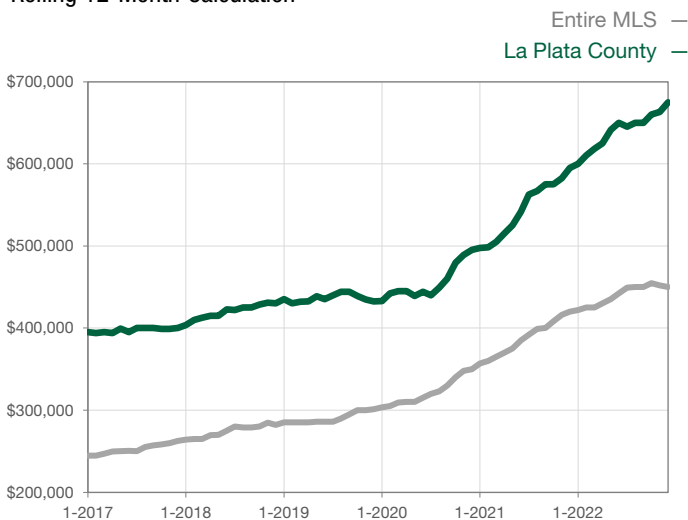
Single Family	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	38	25	- 34.2%	1,109	984	- 11.3%
Sold Listings	74	38	- 48.6%	1,013	761	- 24.9%
Median Sales Price*	\$600,388	<b>\$688,000</b>	+ 14.6%	\$595,000	<b>\$674,900</b>	+ 13.4%
Average Sales Price*	\$713,983	<b>\$851,937</b>	+ 19.3%	\$739,127	<b>\$854,291</b>	+ 15.6%
Percent of List Price Received*	99.6%	<b>97.3%</b>	- 2.3%	99.6%	<b>99.5%</b>	- 0.1%
Days on Market Until Sale	97	<b>91</b>	- 6.2%	91	<b>86</b>	- 5.5%
Cumulative Days on Market Until Sale	99	<b>114</b>	+ 15.2%	100	<b>92</b>	- 8.0%
Inventory of Homes for Sale	117	<b>158</b>	+ 35.0%	--	--	--
Months Supply of Inventory	1.4	<b>2.5</b>	+ 78.6%	--	--	--

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

Townhouse/Condo	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	21	11	- 47.6%	414	321	- 22.5%
Sold Listings	22	16	- 27.3%	382	302	- 20.9%
Median Sales Price*	\$481,200	<b>\$372,500</b>	- 22.6%	\$430,000	<b>\$458,250</b>	+ 6.6%
Average Sales Price*	\$511,341	<b>\$444,314</b>	- 13.1%	\$467,101	<b>\$554,545</b>	+ 18.7%
Percent of List Price Received*	100.3%	<b>98.3%</b>	- 2.0%	100.6%	<b>99.8%</b>	- 0.8%
Days on Market Until Sale	73	<b>81</b>	+ 11.0%	70	<b>90</b>	+ 28.6%
Cumulative Days on Market Until Sale	57	<b>82</b>	+ 43.9%	71	<b>92</b>	+ 29.6%
Inventory of Homes for Sale	34	<b>45</b>	+ 32.4%	--	--	--
Months Supply of Inventory	1.1	<b>1.8</b>	+ 63.6%	--	--	--

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

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

