

# Local Market Update for June 2023

A Research Tool Provided by the Colorado Association of REALTORS®



## Durango In Town

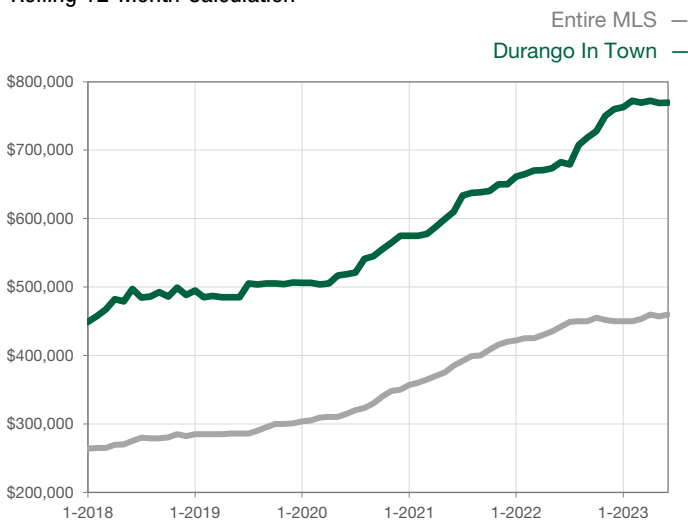
Single Family	June			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	29	23	- 20.7%	103	83	- 19.4%
Sold Listings	11	14	+ 27.3%	66	59	- 10.6%
Median Sales Price*	\$750,000	<b>\$787,000</b>	+ 4.9%	\$718,375	<b>\$765,000</b>	+ 6.5%
Average Sales Price*	\$855,045	<b>\$906,393</b>	+ 6.0%	\$881,545	<b>\$895,023</b>	+ 1.5%
Percent of List Price Received*	101.8%	<b>98.6%</b>	- 3.1%	103.0%	<b>97.9%</b>	- 5.0%
Days on Market Until Sale	51	49	- 3.9%	71	78	+ 9.9%
Cumulative Days on Market Until Sale	74	64	- 13.5%	75	90	+ 20.0%
Inventory of Homes for Sale	34	28	- 17.6%	--	--	--
Months Supply of Inventory	2.7	2.5	- 7.4%	--	--	--

\* 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	June			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	21	13	- 38.1%	76	63	- 17.1%
Sold Listings	17	9	- 47.1%	69	48	- 30.4%
Median Sales Price*	\$495,000	<b>\$560,000</b>	+ 13.1%	\$485,000	<b>\$525,000</b>	+ 8.2%
Average Sales Price*	\$512,110	<b>\$558,889</b>	+ 9.1%	\$524,442	<b>\$536,504</b>	+ 2.3%
Percent of List Price Received*	101.3%	<b>99.2%</b>	- 2.1%	101.1%	<b>99.2%</b>	- 1.9%
Days on Market Until Sale	45	87	+ 93.3%	84	76	- 9.5%
Cumulative Days on Market Until Sale	45	87	+ 93.3%	86	85	- 1.2%
Inventory of Homes for Sale	28	31	+ 10.7%	--	--	--
Months Supply of Inventory	1.8	3.3	+ 83.3%	--	--	--

\* 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

