

# Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®



## La Plata County

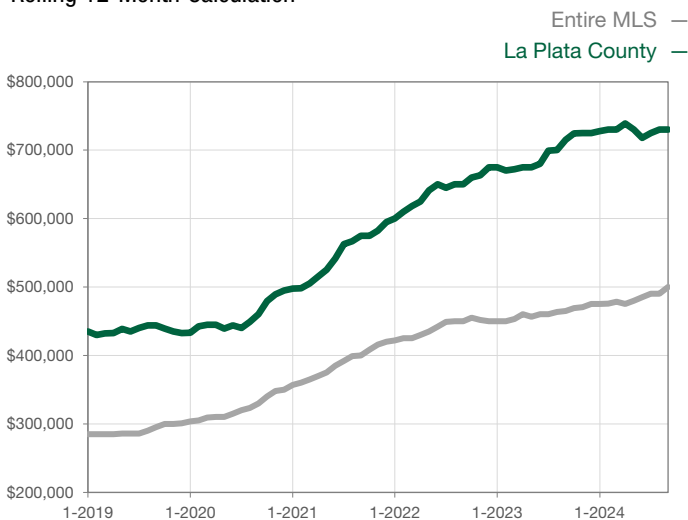
Single Family	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	86	83	- 3.5%	736	746	+ 1.4%
Sold Listings	65	82	+ 26.2%	471	448	- 4.9%
Median Sales Price*	\$791,500	<b>\$749,500</b>	- 5.3%	\$725,000	<b>\$732,500</b>	+ 1.0%
Average Sales Price*	\$979,686	<b>\$934,301</b>	- 4.6%	\$912,776	<b>\$892,591</b>	- 2.2%
Percent of List Price Received*	97.3%	<b>97.3%</b>	0.0%	97.9%	<b>97.9%</b>	0.0%
Days on Market Until Sale	117	<b>98</b>	- 16.2%	87	<b>94</b>	+ 8.0%
Cumulative Days on Market Until Sale	124	<b>102</b>	- 17.7%	96	<b>100</b>	+ 4.2%
Inventory of Homes for Sale	244	<b>282</b>	+ 15.6%	--	--	--
Months Supply of Inventory	4.7	<b>5.7</b>	+ 21.3%	--	--	--

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

Townhouse/Condo	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	27	<b>34</b>	+ 25.9%	228	<b>292</b>	+ 28.1%
Sold Listings	23	<b>20</b>	- 13.0%	175	<b>179</b>	+ 2.3%
Median Sales Price*	\$575,000	<b>\$581,167</b>	+ 1.1%	\$529,500	<b>\$550,000</b>	+ 3.9%
Average Sales Price*	\$740,565	<b>\$656,517</b>	- 11.3%	\$591,315	<b>\$581,877</b>	- 1.6%
Percent of List Price Received*	98.3%	<b>97.4%</b>	- 0.9%	98.5%	<b>98.2%</b>	- 0.3%
Days on Market Until Sale	62	<b>130</b>	+ 109.7%	82	<b>90</b>	+ 9.8%
Cumulative Days on Market Until Sale	62	<b>132</b>	+ 112.9%	86	<b>94</b>	+ 9.3%
Inventory of Homes for Sale	66	<b>100</b>	+ 51.5%	--	--	--
Months Supply of Inventory	3.5	<b>5.3</b>	+ 51.4%	--	--	--

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

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



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

