

Local Market Update for March 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Durango Mountain Area

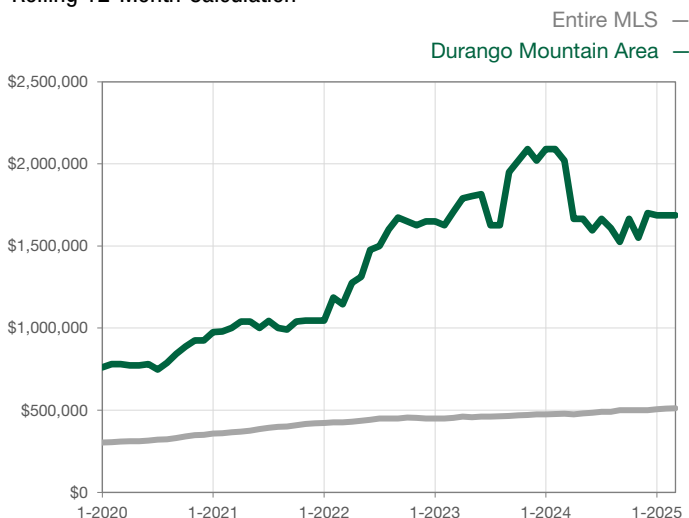
Single Family	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	1	11	+ 1000.0%	2	16	+ 700.0%
Sold Listings	0	0	--	3	0	- 100.0%
Median Sales Price*	\$0	\$0	--	\$2,700,000	\$0	- 100.0%
Average Sales Price*	\$0	\$0	--	\$2,478,333	\$0	- 100.0%
Percent of List Price Received*	0.0%	0.0%	--	96.3%	0.0%	- 100.0%
Days on Market Until Sale	0	0	--	173	0	- 100.0%
Cumulative Days on Market Until Sale	0	0	--	173	0	- 100.0%
Inventory of Homes for Sale	7	23	+ 228.6%	--	--	--
Months Supply of Inventory	2.2	7.3	+ 231.8%	--	--	--

* 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	March			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 03-2024	Thru 03-2025	Percent Change from Previous Year
New Listings	11	6	- 45.5%	38	33	- 13.2%
Sold Listings	7	2	- 71.4%	16	12	- 25.0%
Median Sales Price*	\$699,000	\$1,166,250	+ 66.8%	\$687,000	\$672,750	- 2.1%
Average Sales Price*	\$655,429	\$1,166,250	+ 77.9%	\$661,750	\$978,833	+ 47.9%
Percent of List Price Received*	98.6%	92.4%	- 6.3%	97.9%	95.2%	- 2.8%
Days on Market Until Sale	91	213	+ 134.1%	101	117	+ 15.8%
Cumulative Days on Market Until Sale	91	213	+ 134.1%	101	156	+ 54.5%
Inventory of Homes for Sale	46	48	+ 4.3%	--	--	--
Months Supply of Inventory	5.7	7.3	+ 28.1%	--	--	--

* 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

