

# Local Market Update for September 2025

A Research Tool Provided by the Colorado Association of REALTORS®



## San Juan County

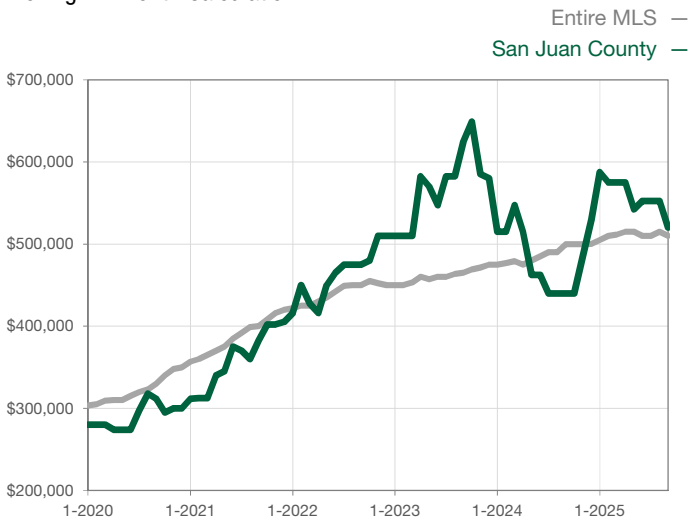
Single Family	September			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	4	9	+ 125.0%	49	73	+ 49.0%
Sold Listings	2	2	0.0%	15	11	- 26.7%
Median Sales Price*	\$762,500	<b>\$547,500</b>	- 28.2%	\$440,000	<b>\$450,000</b>	+ 2.3%
Average Sales Price*	\$762,500	<b>\$547,500</b>	- 28.2%	\$507,246	<b>\$517,891</b>	+ 2.1%
Percent of List Price Received*	90.8%	<b>98.5%</b>	+ 8.5%	92.6%	<b>98.3%</b>	+ 6.2%
Days on Market Until Sale	106	<b>99</b>	- 6.6%	138	<b>78</b>	- 43.5%
Cumulative Days on Market Until Sale	106	<b>99</b>	- 6.6%	138	<b>78</b>	- 43.5%
Inventory of Homes for Sale	34	<b>38</b>	+ 11.8%	--	--	--
Months Supply of Inventory	13.6	<b>19.0</b>	+ 39.7%	--	--	--

\* 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		
	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	1	--	14	15	+ 7.1%
Sold Listings	5	0	- 100.0%	8	8	0.0%
Median Sales Price*	\$429,000	<b>\$0</b>	- 100.0%	\$530,000	<b>\$527,500</b>	- 0.5%
Average Sales Price*	\$435,900	<b>\$0</b>	- 100.0%	\$521,438	<b>\$504,500</b>	- 3.2%
Percent of List Price Received*	97.9%	<b>0.0%</b>	- 100.0%	97.9%	<b>97.7%</b>	- 0.2%
Days on Market Until Sale	144	0	- 100.0%	187	<b>175</b>	- 6.4%
Cumulative Days on Market Until Sale	181	0	- 100.0%	210	<b>175</b>	- 16.7%
Inventory of Homes for Sale	7	5	- 28.6%	--	--	--
Months Supply of Inventory	4.2	<b>2.8</b>	- 33.3%	--	--	--

\* 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

