

Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

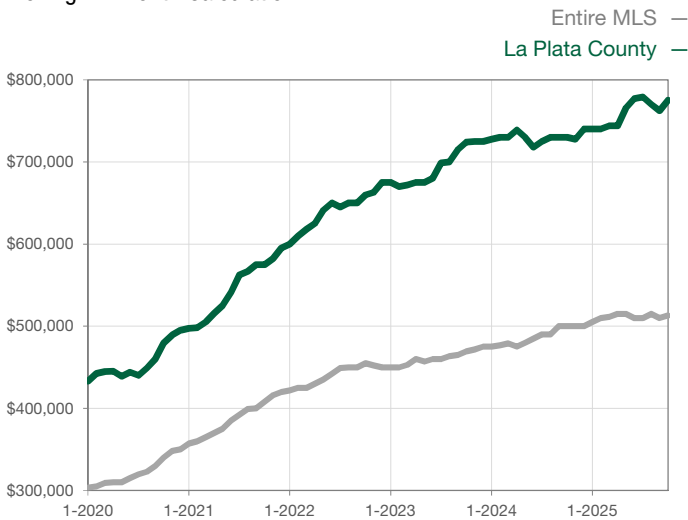
Single Family	October			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
Key Metrics						
New Listings	72	78	+ 8.3%	828	888	+ 7.2%
Sold Listings	62	70	+ 12.9%	510	532	+ 4.3%
Median Sales Price*	\$622,500	\$920,000	+ 47.8%	\$725,000	\$769,413	+ 6.1%
Average Sales Price*	\$919,240	\$1,152,147	+ 25.3%	\$895,831	\$995,894	+ 11.2%
Percent of List Price Received*	98.3%	97.0%	- 1.3%	98.0%	97.2%	- 0.8%
Days on Market Until Sale	89	110	+ 23.6%	93	102	+ 9.7%
Cumulative Days on Market Until Sale	98	118	+ 20.4%	100	111	+ 11.0%
Inventory of Homes for Sale	266	278	+ 4.5%	--	--	--
Months Supply of Inventory	5.3	5.3	0.0%	--	--	--

* 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	October			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
Key Metrics						
New Listings	27	28	+ 3.7%	324	341	+ 5.2%
Sold Listings	32	19	- 40.6%	211	193	- 8.5%
Median Sales Price*	\$654,500	\$695,000	+ 6.2%	\$560,000	\$535,000	- 4.5%
Average Sales Price*	\$823,235	\$776,211	- 5.7%	\$618,481	\$691,513	+ 11.8%
Percent of List Price Received*	98.3%	97.8%	- 0.5%	98.2%	97.6%	- 0.6%
Days on Market Until Sale	99	109	+ 10.1%	92	88	- 4.3%
Cumulative Days on Market Until Sale	99	109	+ 10.1%	95	98	+ 3.2%
Inventory of Homes for Sale	91	125	+ 37.4%	--	--	--
Months Supply of Inventory	4.7	6.4	+ 36.2%	--	--	--

* 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

