

Local Market Update for April 2026

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

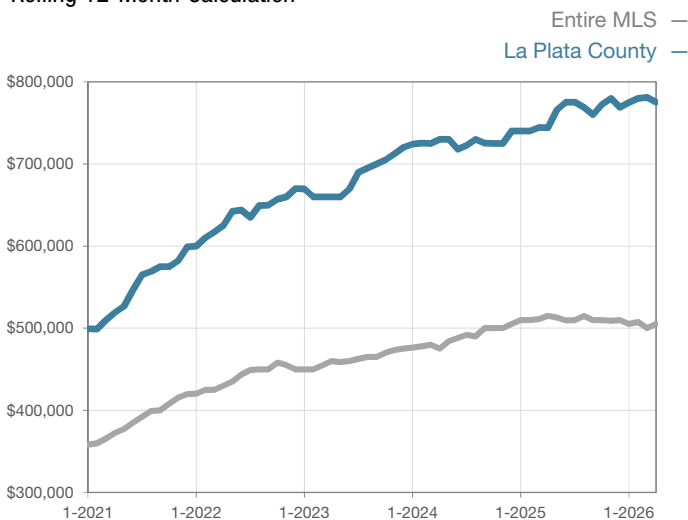
Single Family	April			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Key Metrics						
New Listings	99	126	+ 27.3%	266	319	+ 19.9%
Sold Listings	39	54	+ 38.5%	129	143	+ 10.9%
Median Sales Price*	\$790,000	\$760,000	- 3.8%	\$751,000	\$785,000	+ 4.5%
Average Sales Price*	\$1,014,045	\$888,137	- 12.4%	\$897,942	\$925,736	+ 3.1%
Percent of List Price Received*	96.8%	97.8%	+ 1.0%	97.2%	97.2%	0.0%
Days on Market Until Sale	107	107	0.0%	119	121	+ 1.7%
Cumulative Days on Market Until Sale	118	121	+ 2.5%	136	137	+ 0.7%
Inventory of Homes for Sale	234	271	+ 15.8%	--	--	--
Months Supply of Inventory	4.8	5.5	+ 14.6%	--	--	--

* 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	April			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Key Metrics						
New Listings	45	45	0.0%	123	139	+ 13.0%
Sold Listings	16	17	+ 6.3%	48	67	+ 39.6%
Median Sales Price*	\$547,000	\$537,000	- 1.8%	\$495,500	\$515,000	+ 3.9%
Average Sales Price*	\$591,738	\$521,471	- 11.9%	\$601,562	\$563,313	- 6.4%
Percent of List Price Received*	98.5%	98.0%	- 0.5%	97.3%	96.9%	- 0.4%
Days on Market Until Sale	87	100	+ 14.9%	88	140	+ 59.1%
Cumulative Days on Market Until Sale	116	100	- 13.8%	108	157	+ 45.4%
Inventory of Homes for Sale	100	128	+ 28.0%	--	--	--
Months Supply of Inventory	5.6	6.6	+ 17.9%	--	--	--

* 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

