

Local Market Update for August 2026

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

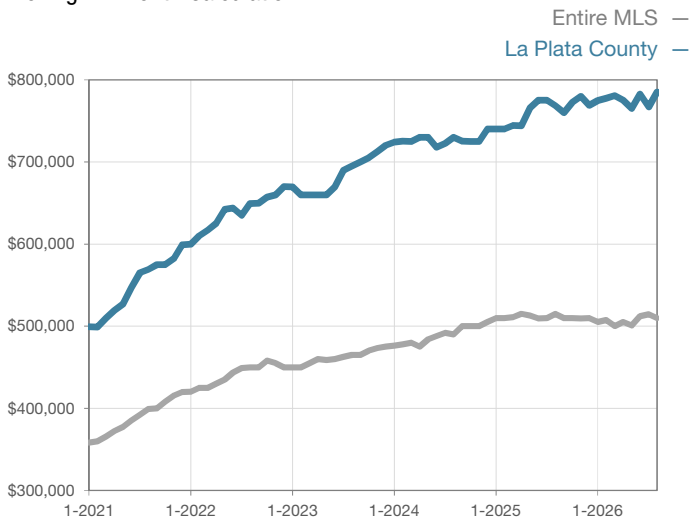
Single Family	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
New Listings	84	79	- 6.0%	707	732	+ 3.5%
Sold Listings	71	44	- 38.0%	363	385	+ 6.1%
Median Sales Price*	\$650,000	\$855,000	+ 31.5%	\$770,000	\$795,000	+ 3.2%
Average Sales Price*	\$1,212,468	\$1,069,690	- 11.8%	\$985,276	\$986,061	+ 0.1%
Percent of List Price Received*	95.5%	97.5%	+ 2.1%	97.2%	97.3%	+ 0.1%
Days on Market Until Sale	103	101	- 1.9%	103	107	+ 3.9%
Cumulative Days on Market Until Sale	109	111	+ 1.8%	111	118	+ 6.3%
Inventory of Homes for Sale	337	389	+ 15.4%	--	--	--
Months Supply of Inventory	6.9	7.8	+ 13.0%	--	--	--

* 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	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
New Listings	36	35	- 2.8%	272	295	+ 8.5%
Sold Listings	22	17	- 22.7%	131	150	+ 14.5%
Median Sales Price*	\$583,250	\$516,000	- 11.5%	\$520,000	\$575,000	+ 10.6%
Average Sales Price*	\$729,591	\$616,632	- 15.5%	\$673,433	\$601,771	- 10.6%
Percent of List Price Received*	98.0%	97.2%	- 0.8%	97.7%	97.5%	- 0.2%
Days on Market Until Sale	97	113	+ 16.5%	88	122	+ 38.6%
Cumulative Days on Market Until Sale	113	113	0.0%	101	133	+ 31.7%
Inventory of Homes for Sale	136	158	+ 16.2%	--	--	--
Months Supply of Inventory	7.6	8.1	+ 6.6%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

