

Local Market Update for July 2019

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Archuleta County

Contact the Pagosa Springs Area Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

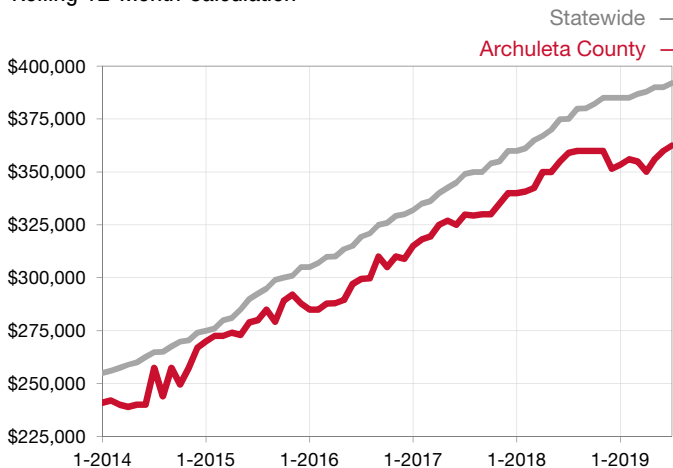
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
New Listings	50	60	+ 20.0%	396	424	+ 7.1%
Sold Listings	28	28	0.0%	175	169	- 3.4%
Median Sales Price*	\$399,500	\$495,750	+ 24.1%	\$354,000	\$379,000	+ 7.1%
Average Sales Price*	\$603,547	\$643,711	+ 6.7%	\$441,373	\$480,855	+ 8.9%
Percent of List Price Received*	97.6%	97.1%	- 0.5%	96.9%	97.4%	+ 0.5%
Days on Market Until Sale	151	118	- 21.9%	158	146	- 7.6%
Inventory of Homes for Sale	278	308	+ 10.8%	--	--	--
Months Supply of Inventory	10.0	11.0	+ 10.0%	--	--	--

* 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	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
New Listings	11	14	+ 27.3%	70	68	- 2.9%
Sold Listings	12	9	- 25.0%	50	38	- 24.0%
Median Sales Price*	\$175,000	\$222,000	+ 26.9%	\$169,000	\$205,000	+ 21.3%
Average Sales Price*	\$216,708	\$218,878	+ 1.0%	\$229,380	\$216,171	- 5.8%
Percent of List Price Received*	97.0%	98.7%	+ 1.8%	96.4%	97.0%	+ 0.6%
Days on Market Until Sale	134	59	- 56.0%	120	94	- 21.7%
Inventory of Homes for Sale	30	36	+ 20.0%	--	--	--
Months Supply of Inventory	4.0	5.3	+ 32.5%	--	--	--

* 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

