

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!



Ouray County

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

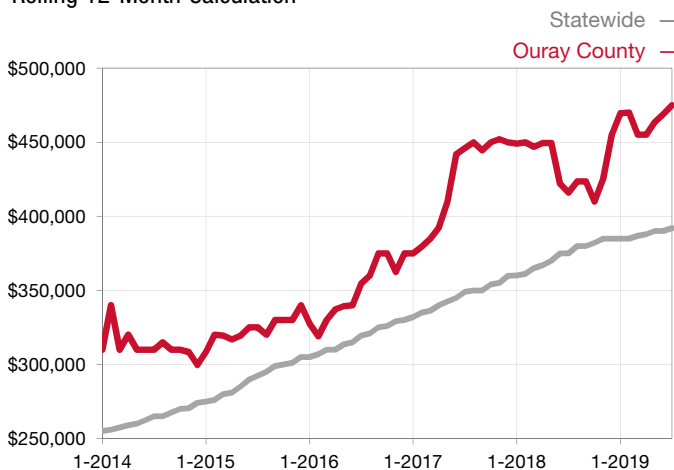
Single Family	July			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 07-2018	Thru 07-2019	Percent Change from Previous Year
Key Metrics						
New Listings	21	24	+ 14.3%	136	123	- 9.6%
Sold Listings	9	9	0.0%	40	48	+ 20.0%
Median Sales Price*	\$490,000	\$550,000	+ 12.2%	\$410,000	\$456,500	+ 11.3%
Average Sales Price*	\$479,489	\$565,049	+ 17.8%	\$428,844	\$502,722	+ 17.2%
Percent of List Price Received*	98.3%	91.7%	- 6.7%	94.7%	94.1%	- 0.6%
Days on Market Until Sale	101	211	+ 108.9%	147	193	+ 31.3%
Inventory of Homes for Sale	133	113	- 15.0%	--	--	--
Months Supply of Inventory	17.7	14.3	- 19.2%	--	--	--

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

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	6	3	- 50.0%	30	28	- 6.7%
Sold Listings	6	1	- 83.3%	23	13	- 43.5%
Median Sales Price*	\$226,000	\$163,400	- 27.7%	\$260,000	\$270,000	+ 3.8%
Average Sales Price*	\$254,833	\$163,400	- 35.9%	\$274,884	\$281,596	+ 2.4%
Percent of List Price Received*	95.7%	88.3%	- 7.7%	95.4%	95.8%	+ 0.4%
Days on Market Until Sale	112	139	+ 24.1%	116	116	0.0%
Inventory of Homes for Sale	9	15	+ 66.7%	--	--	--
Months Supply of Inventory	2.3	7.1	+ 208.7%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

