

# Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®

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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.

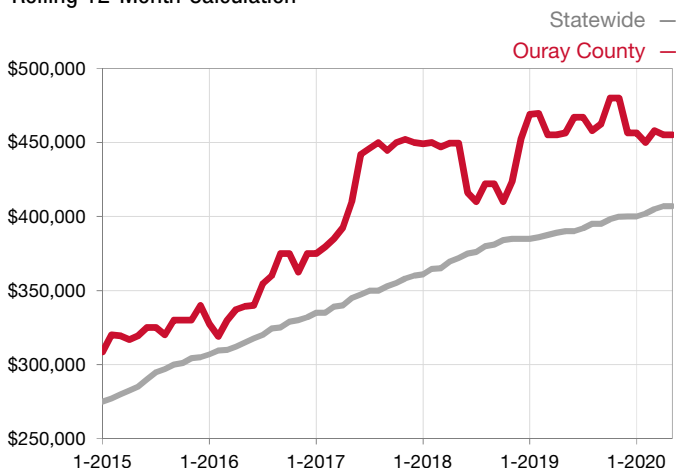
Single Family	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	17	28	+ 64.7%	69	81	+ 17.4%
Sold Listings	11	5	- 54.5%	31	24	- 22.6%
Median Sales Price*	\$508,125	\$509,000	+ 0.2%	\$458,000	\$451,050	- 1.5%
Average Sales Price*	\$467,102	\$508,500	+ 8.9%	\$503,894	\$497,879	- 1.2%
Percent of List Price Received*	97.0%	93.7%	- 3.4%	93.9%	95.3%	+ 1.5%
Days on Market Until Sale	242	189	- 21.9%	217	120	- 44.7%
Inventory of Homes for Sale	102	84	- 17.6%	--	--	--
Months Supply of Inventory	12.8	10.6	- 17.2%	--	--	--

\* 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	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
New Listings	4	1	- 75.0%	20	11	- 45.0%
Sold Listings	2	0	- 100.0%	7	7	0.0%
Median Sales Price*	\$253,175	\$0	- 100.0%	\$295,000	\$295,000	0.0%
Average Sales Price*	\$253,175	\$0	- 100.0%	\$280,764	\$289,612	+ 3.2%
Percent of List Price Received*	95.6%	0.0%	- 100.0%	96.5%	96.3%	- 0.2%
Days on Market Until Sale	51	0	- 100.0%	139	211	+ 51.8%
Inventory of Homes for Sale	16	8	- 50.0%	--	--	--
Months Supply of Inventory	5.8	3.0	- 48.3%	--	--	--

\* 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

