

# Local Market Update for March 2021

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure  
Your Agent is a REALTOR®

Not all agents  
are the same!



## Montrose County

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

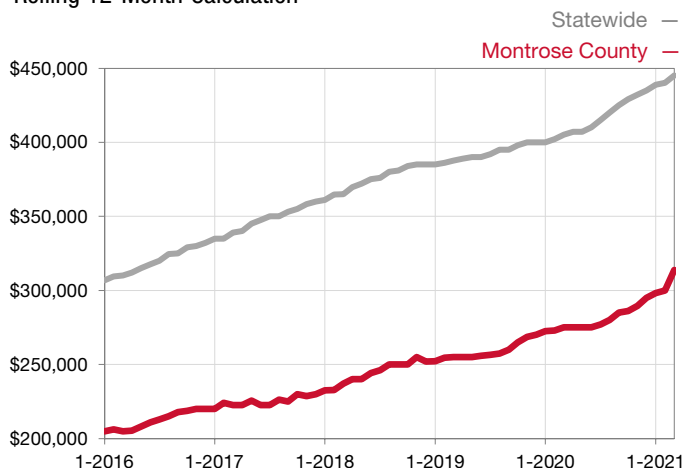
Single Family	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
New Listings	78	72	- 7.7%	200	182	- 9.0%
Sold Listings	53	51	- 3.8%	135	151	+ 11.9%
Median Sales Price*	\$262,150	<b>\$374,000</b>	+ 42.7%	\$267,000	<b>\$355,000</b>	+ 33.0%
Average Sales Price*	\$310,733	<b>\$434,972</b>	+ 40.0%	\$312,421	<b>\$401,197</b>	+ 28.4%
Percent of List Price Received*	98.2%	<b>99.8%</b>	+ 1.6%	97.8%	<b>99.2%</b>	+ 1.4%
Days on Market Until Sale	118	98	- 16.9%	116	96	- 17.2%
Inventory of Homes for Sale	203	82	- 59.6%	--	--	--
Months Supply of Inventory	3.4	1.3	- 61.8%	--	--	--

\* 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	March			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
New Listings	3	2	- 33.3%	7	13	+ 85.7%
Sold Listings	2	4	+ 100.0%	7	11	+ 57.1%
Median Sales Price*	\$237,450	<b>\$254,950</b>	+ 7.4%	\$220,000	<b>\$245,900</b>	+ 11.8%
Average Sales Price*	\$237,450	<b>\$266,975</b>	+ 12.4%	\$226,700	<b>\$240,364</b>	+ 6.0%
Percent of List Price Received*	99.0%	<b>100.0%</b>	+ 1.0%	99.4%	<b>99.1%</b>	- 0.3%
Days on Market Until Sale	121	36	- 70.2%	110	59	- 46.4%
Inventory of Homes for Sale	10	0	- 100.0%	--	--	--
Months Supply of Inventory	2.5	0.0	- 100.0%	--	--	--

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

Median Sales Price – Single Family  
Rolling 12-Month Calculation



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

