

# Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®

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## Montezuma County

Contact the Four Corners Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

Single Family	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	55	<b>36</b>	- 34.5%	165	<b>148</b>	- 10.3%
Sold Listings	42	<b>32</b>	- 23.8%	121	<b>125</b>	+ 3.3%
Median Sales Price*	\$297,000	<b>\$367,500</b>	+ 23.7%	\$285,000	<b>\$365,000</b>	+ 28.1%
Average Sales Price*	\$332,767	<b>\$390,693</b>	+ 17.4%	\$327,827	<b>\$412,625</b>	+ 25.9%
Percent of List Price Received*	97.1%	<b>98.6%</b>	+ 1.5%	97.3%	<b>97.4%</b>	+ 0.1%
Days on Market Until Sale	99	<b>104</b>	+ 5.1%	109	<b>103</b>	- 5.5%
Inventory of Homes for Sale	86	<b>68</b>	- 20.9%	--	--	--
Months Supply of Inventory	2.6	<b>2.0</b>	- 23.1%	--	--	--

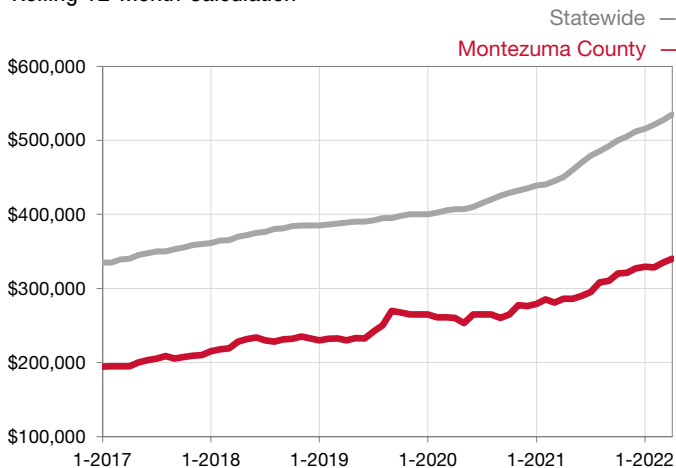
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	April			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	<b>0</b>	--	1	<b>2</b>	+ 100.0%
Sold Listings	1	<b>1</b>	0.0%	5	<b>1</b>	- 80.0%
Median Sales Price*	\$100,000	<b>\$225,000</b>	+ 125.0%	\$203,000	<b>\$225,000</b>	+ 10.8%
Average Sales Price*	\$100,000	<b>\$225,000</b>	+ 125.0%	\$187,300	<b>\$225,000</b>	+ 20.1%
Percent of List Price Received*	87.0%	<b>100.0%</b>	+ 14.9%	96.6%	<b>100.0%</b>	+ 3.5%
Days on Market Until Sale	122	<b>353</b>	+ 189.3%	164	<b>353</b>	+ 115.2%
Inventory of Homes for Sale	0	<b>2</b>	--	--	--	--
Months Supply of Inventory	0.0	<b>1.7</b>	--	--	--	--

\* 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

