

# Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®

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## 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	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	96	<b>84</b>	- 12.5%	294	<b>268</b>	- 8.8%
Sold Listings	76	<b>68</b>	- 10.5%	227	<b>242</b>	+ 6.6%
Median Sales Price*	\$388,950	<b>\$402,500</b>	+ 3.5%	\$370,000	<b>\$410,000</b>	+ 10.8%
Average Sales Price*	\$404,033	<b>\$469,600</b>	+ 16.2%	\$402,146	<b>\$454,443</b>	+ 13.0%
Percent of List Price Received*	98.8%	<b>100.0%</b>	+ 1.2%	99.1%	<b>99.4%</b>	+ 0.3%
Days on Market Until Sale	92	<b>69</b>	- 25.0%	95	<b>81</b>	- 14.7%
Inventory of Homes for Sale	91	<b>95</b>	+ 4.4%	--	--	--
Months Supply of Inventory	1.4	<b>1.3</b>	- 7.1%	--	--	--

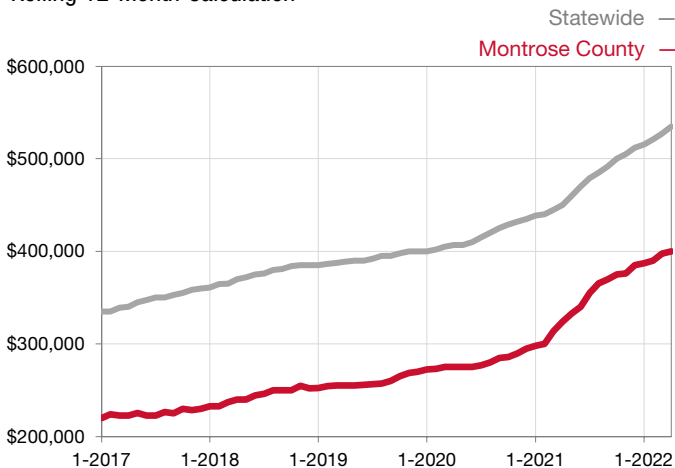
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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	4	<b>2</b>	- 50.0%	17	<b>12</b>	- 29.4%
Sold Listings	4	<b>3</b>	- 25.0%	15	<b>11</b>	- 26.7%
Median Sales Price*	\$324,674	<b>\$320,000</b>	- 1.4%	\$250,000	<b>\$342,000</b>	+ 36.8%
Average Sales Price*	\$320,562	<b>\$328,833</b>	+ 2.6%	\$261,750	<b>\$309,207</b>	+ 18.1%
Percent of List Price Received*	99.7%	<b>102.3%</b>	+ 2.6%	99.3%	<b>99.7%</b>	+ 0.4%
Days on Market Until Sale	257	<b>40</b>	- 84.4%	111	<b>66</b>	- 40.5%
Inventory of Homes for Sale	6	<b>4</b>	- 33.3%	--	--	--
Months Supply of Inventory	1.8	<b>1.1</b>	- 38.9%	--	--	--

\* 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

