

# Local Market Update for May 2022

A Research Tool Provided by the Colorado Association of REALTORS®

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## Mesa County

Contact the Grand Junction Area REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

Single Family	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	392	<b>394</b>	+ 0.5%	1,634	<b>1,598</b>	- 2.2%
Sold Listings	325	<b>289</b>	- 11.1%	1,419	<b>1,265</b>	- 10.9%
Median Sales Price*	\$350,000	<b>\$420,000</b>	+ 20.0%	\$330,000	<b>\$398,000</b>	+ 20.6%
Average Sales Price*	\$394,878	<b>\$451,868</b>	+ 14.4%	\$371,421	<b>\$437,655</b>	+ 17.8%
Percent of List Price Received*	101.1%	<b>100.5%</b>	- 0.6%	99.9%	<b>99.7%</b>	- 0.2%
Days on Market Until Sale	68	<b>58</b>	- 14.7%	72	<b>65</b>	- 9.7%
Inventory of Homes for Sale	271	<b>369</b>	+ 36.2%	--	--	--
Months Supply of Inventory	0.8	<b>1.3</b>	+ 62.5%	--	--	--

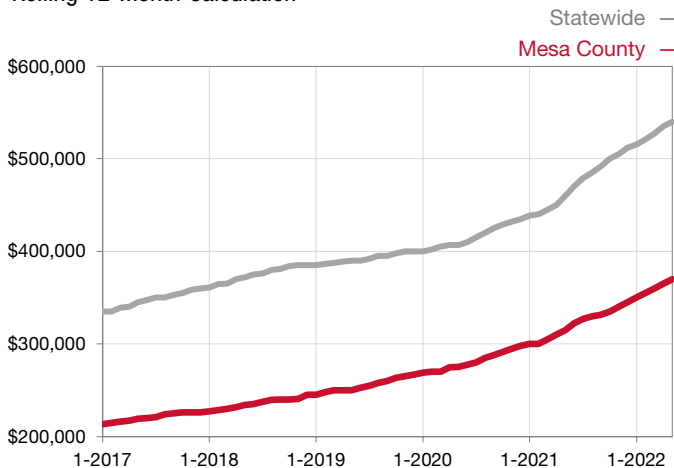
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	40	<b>37</b>	- 7.5%	200	<b>201</b>	+ 0.5%
Sold Listings	36	<b>39</b>	+ 8.3%	191	<b>170</b>	- 11.0%
Median Sales Price*	\$249,750	<b>\$305,000</b>	+ 22.1%	\$233,000	<b>\$284,000</b>	+ 21.9%
Average Sales Price*	\$251,364	<b>\$290,666</b>	+ 15.6%	\$238,902	<b>\$286,094</b>	+ 19.8%
Percent of List Price Received*	103.4%	<b>102.0%</b>	- 1.4%	100.5%	<b>100.4%</b>	- 0.1%
Days on Market Until Sale	47	<b>42</b>	- 10.6%	61	<b>48</b>	- 21.3%
Inventory of Homes for Sale	15	<b>26</b>	+ 73.3%	--	--	--
Months Supply of Inventory	0.4	<b>0.7</b>	+ 75.0%	--	--	--

\* 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

