

# Local Market Update for May 2022

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



## Montezuma County

Contact the Four Corners Board of REALTORS® 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	48	<b>56</b>	+ 16.7%	213	<b>206</b>	- 3.3%
Sold Listings	29	<b>42</b>	+ 44.8%	150	<b>167</b>	+ 11.3%
Median Sales Price*	\$259,900	<b>\$349,125</b>	+ 34.3%	\$277,500	<b>\$360,000</b>	+ 29.7%
Average Sales Price*	\$294,795	<b>\$439,953</b>	+ 49.2%	\$321,441	<b>\$419,498</b>	+ 30.5%
Percent of List Price Received*	98.6%	<b>98.0%</b>	- 0.6%	97.6%	<b>97.5%</b>	- 0.1%
Days on Market Until Sale	90	<b>85</b>	- 5.6%	106	<b>99</b>	- 6.6%
Inventory of Homes for Sale	96	<b>83</b>	- 13.5%	--	--	--
Months Supply of Inventory	2.8	<b>2.3</b>	- 17.9%	--	--	--

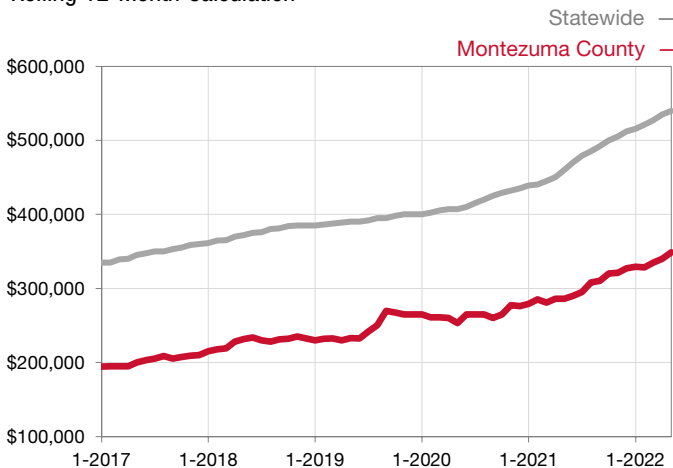
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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	2	<b>0</b>	- 100.0%	3	<b>3</b>	0.0%
Sold Listings	1	<b>3</b>	+ 200.0%	6	<b>4</b>	- 33.3%
Median Sales Price*	\$144,000	<b>\$190,000</b>	+ 31.9%	\$199,500	<b>\$207,500</b>	+ 4.0%
Average Sales Price*	\$144,000	<b>\$176,667</b>	+ 22.7%	\$180,083	<b>\$188,750</b>	+ 4.8%
Percent of List Price Received*	103.6%	<b>98.7%</b>	- 4.7%	97.7%	<b>99.0%</b>	+ 1.3%
Days on Market Until Sale	79	<b>165</b>	+ 108.9%	150	<b>212</b>	+ 41.3%
Inventory of Homes for Sale	2	<b>2</b>	0.0%	--	--	--
Months Supply of Inventory	1.3	<b>1.3</b>	0.0%	--	--	--

\* 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

