

Local Market Update for February 2022

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



Ouray County

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

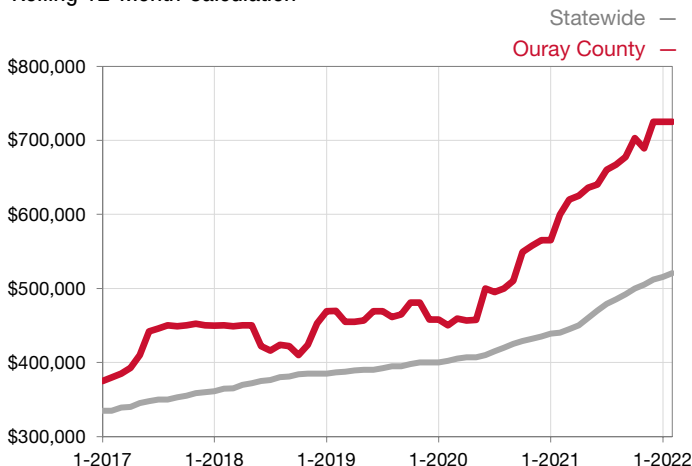
Single Family	February			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 02-2021	Thru 02-2022	Percent Change from Previous Year
New Listings	7	10	+ 42.9%	17	15	- 11.8%
Sold Listings	5	3	- 40.0%	18	9	- 50.0%
Median Sales Price*	\$669,000	\$1,300,000	+ 94.3%	\$653,000	\$639,000	- 2.1%
Average Sales Price*	\$792,800	\$1,188,333	+ 49.9%	\$725,006	\$754,000	+ 4.0%
Percent of List Price Received*	95.1%	92.4%	- 2.8%	96.7%	93.8%	- 3.0%
Days on Market Until Sale	188	293	+ 55.9%	207	238	+ 15.0%
Inventory of Homes for Sale	42	22	- 47.6%	--	--	--
Months Supply of Inventory	3.7	2.0	- 45.9%	--	--	--

* 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	February			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 02-2021	Thru 02-2022	Percent Change from Previous Year
New Listings	2	4	+ 100.0%	3	7	+ 133.3%
Sold Listings	2	1	- 50.0%	2	1	- 50.0%
Median Sales Price*	\$342,500	\$600,000	+ 75.2%	\$342,500	\$600,000	+ 75.2%
Average Sales Price*	\$342,500	\$600,000	+ 75.2%	\$342,500	\$600,000	+ 75.2%
Percent of List Price Received*	100.1%	104.3%	+ 4.2%	100.1%	104.3%	+ 4.2%
Days on Market Until Sale	48	32	- 33.3%	48	32	- 33.3%
Inventory of Homes for Sale	2	6	+ 200.0%	--	--	--
Months Supply of Inventory	0.8	2.6	+ 225.0%	--	--	--

* 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

