

Local Market Update for January 2023

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!



Archuleta County

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

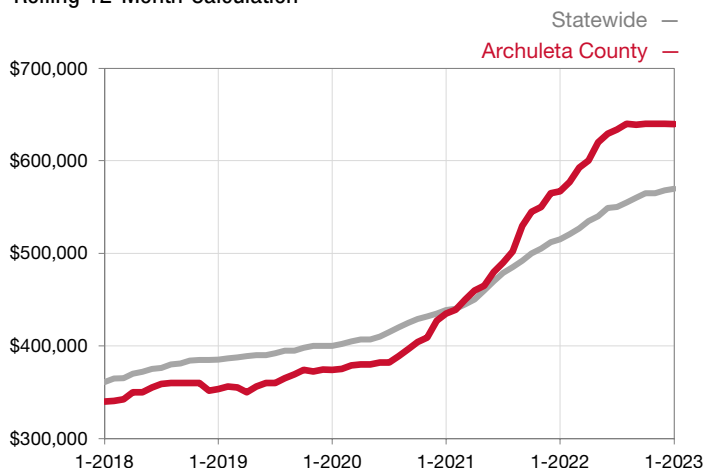
Single Family	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
New Listings	25	8	- 68.0%	25	8	- 68.0%
Sold Listings	17	20	+ 17.6%	17	20	+ 17.6%
Median Sales Price*	\$575,000	\$520,000	- 9.6%	\$575,000	\$520,000	- 9.6%
Average Sales Price*	\$761,965	\$713,511	- 6.4%	\$761,965	\$713,511	- 6.4%
Percent of List Price Received*	98.8%	95.5%	- 3.3%	98.8%	95.5%	- 3.3%
Days on Market Until Sale	87	126	+ 44.8%	87	126	+ 44.8%
Inventory of Homes for Sale	44	79	+ 79.5%	--	--	--
Months Supply of Inventory	1.1	2.9	+ 163.6%	--	--	--

* 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	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
New Listings	7	3	- 57.1%	7	3	- 57.1%
Sold Listings	8	1	- 87.5%	8	1	- 87.5%
Median Sales Price*	\$225,000	\$551,000	+ 144.9%	\$225,000	\$551,000	+ 144.9%
Average Sales Price*	\$284,063	\$551,000	+ 94.0%	\$284,063	\$551,000	+ 94.0%
Percent of List Price Received*	96.2%	94.2%	- 2.1%	96.2%	94.2%	- 2.1%
Days on Market Until Sale	78	81	+ 3.8%	78	81	+ 3.8%
Inventory of Homes for Sale	6	8	+ 33.3%	--	--	--
Months Supply of Inventory	0.7	1.2	+ 71.4%	--	--	--

* 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

