

Local Market Update for March 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.

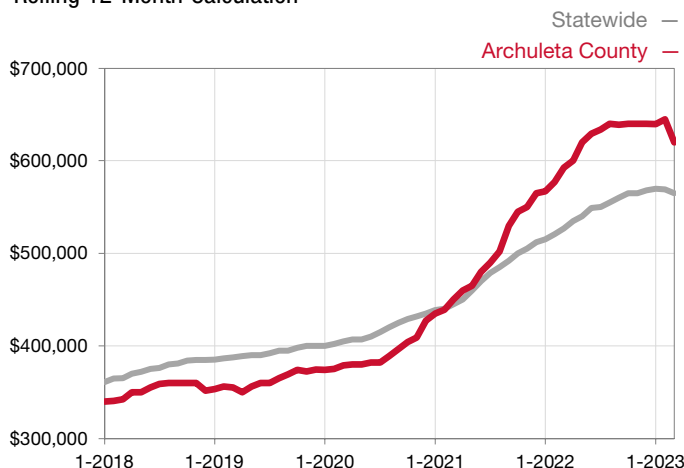
Single Family	March			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 03-2022	Thru 03-2023	Percent Change from Previous Year
New Listings	48	31	- 35.4%	86	55	- 36.0%
Sold Listings	26	16	- 38.5%	69	43	- 37.7%
Median Sales Price*	\$667,500	\$569,000	- 14.8%	\$615,000	\$550,000	- 10.6%
Average Sales Price*	\$1,078,913	\$625,750	- 42.0%	\$816,463	\$675,610	- 17.3%
Percent of List Price Received*	97.7%	97.1%	- 0.6%	97.9%	96.1%	- 1.8%
Days on Market Until Sale	104	165	+ 58.7%	99	139	+ 40.4%
Inventory of Homes for Sale	56	73	+ 30.4%	--	--	--
Months Supply of Inventory	1.5	3.0	+ 100.0%	--	--	--

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

Townhouse/Condo	March			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 03-2022	Thru 03-2023	Percent Change from Previous Year
New Listings	11	9	- 18.2%	25	16	- 36.0%
Sold Listings	11	3	- 72.7%	24	6	- 75.0%
Median Sales Price*	\$212,000	\$490,000	+ 131.1%	\$247,500	\$462,500	+ 86.9%
Average Sales Price*	\$288,591	\$490,000	+ 69.8%	\$317,371	\$450,917	+ 42.1%
Percent of List Price Received*	99.4%	98.7%	- 0.7%	97.6%	98.0%	+ 0.4%
Days on Market Until Sale	54	168	+ 211.1%	73	140	+ 91.8%
Inventory of Homes for Sale	12	16	+ 33.3%	--	--	--
Months Supply of Inventory	1.5	2.9	+ 93.3%	--	--	--

* 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

