

Local Market Update for June 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

Not all agents
are the same!



Montrose County

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

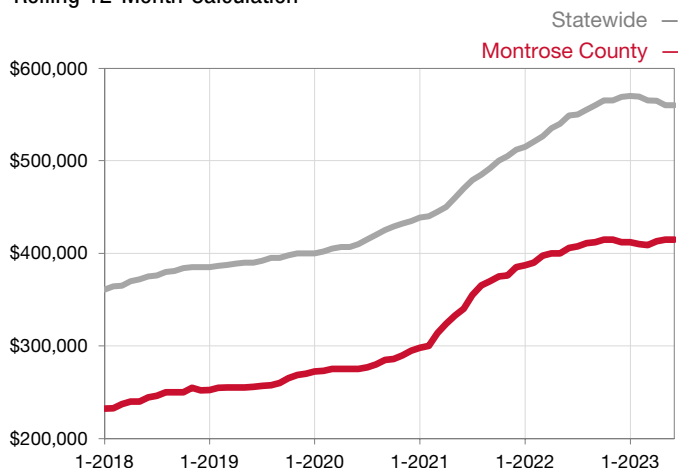
| Single Family | June | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics | 2022 | 2023 | Percent Change from Previous Year | Thru 06-2022 | Thru 06-2023 | Percent Change from Previous Year |
| New Listings | 119 | 76 | - 36.1% | 477 | 411 | - 13.8% |
| Sold Listings | 71 | 68 | - 4.2% | 377 | 279 | - 26.0% |
| Median Sales Price* | \$418,000 | \$427,500 | + 2.3% | \$411,900 | \$422,000 | + 2.5% |
| Average Sales Price* | \$464,103 | \$455,287 | - 1.9% | \$462,049 | \$459,458 | - 0.6% |
| Percent of List Price Received* | 100.3% | 98.7% | - 1.6% | 99.6% | 98.2% | - 1.4% |
| Days on Market Until Sale | 60 | 80 | + 33.3% | 75 | 90 | + 20.0% |
| Inventory of Homes for Sale | 153 | 169 | + 10.5% | -- | -- | -- |
| Months Supply of Inventory | 2.2 | 3.3 | + 50.0% | -- | -- | -- |

* 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 | June | | | Year to Date | | |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics | 2022 | 2023 | Percent Change from Previous Year | Thru 06-2022 | Thru 06-2023 | Percent Change from Previous Year |
| New Listings | 9 | 3 | - 66.7% | 23 | 25 | + 8.7% |
| Sold Listings | 3 | 6 | + 100.0% | 18 | 25 | + 38.9% |
| Median Sales Price* | \$395,000 | \$311,000 | - 21.3% | \$344,750 | \$328,000 | - 4.9% |
| Average Sales Price* | \$378,333 | \$336,450 | - 11.1% | \$333,147 | \$358,856 | + 7.7% |
| Percent of List Price Received* | 100.0% | 98.5% | - 1.5% | 99.1% | 98.5% | - 0.6% |
| Days on Market Until Sale | 82 | 47 | - 42.7% | 92 | 76 | - 17.4% |
| Inventory of Homes for Sale | 9 | 4 | - 55.6% | -- | -- | -- |
| Months Supply of Inventory | 2.8 | 1.0 | - 64.3% | -- | -- | -- |

* 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

