

Local Market Update for July 2023

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



La Plata County

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

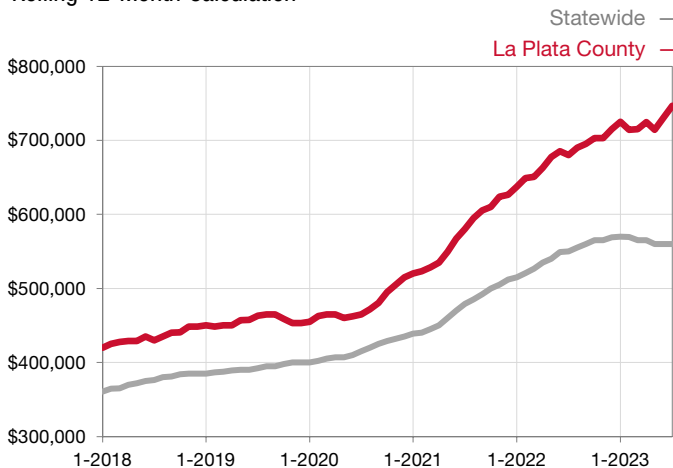
Single Family	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Key Metrics						
New Listings	99	94	- 5.1%	622	511	- 17.8%
Sold Listings	72	63	- 12.5%	404	304	- 24.8%
Median Sales Price*	\$642,500	\$725,000	+ 12.8%	\$713,914	\$749,500	+ 5.0%
Average Sales Price*	\$912,451	\$996,479	+ 9.2%	\$889,766	\$939,077	+ 5.5%
Percent of List Price Received*	99.4%	98.2%	- 1.2%	100.9%	97.6%	- 3.3%
Days on Market Until Sale	79	66	- 16.5%	84	83	- 1.2%
Inventory of Homes for Sale	220	203	- 7.7%	--	--	--
Months Supply of Inventory	3.3	4.2	+ 27.3%	--	--	--

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

Townhouse/Condo	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Key Metrics						
New Listings	38	25	- 34.2%	227	169	- 25.6%
Sold Listings	30	22	- 26.7%	180	123	- 31.7%
Median Sales Price*	\$436,000	\$523,000	+ 20.0%	\$462,222	\$525,000	+ 13.6%
Average Sales Price*	\$534,945	\$529,375	- 1.0%	\$543,231	\$542,434	- 0.1%
Percent of List Price Received*	101.5%	97.8%	- 3.6%	100.6%	98.4%	- 2.2%
Days on Market Until Sale	108	79	- 26.9%	77	85	+ 10.4%
Inventory of Homes for Sale	65	57	- 12.3%	--	--	--
Months Supply of Inventory	2.2	2.8	+ 27.3%	--	--	--

* 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

