

Local Market Update for August 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!



La Plata County

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

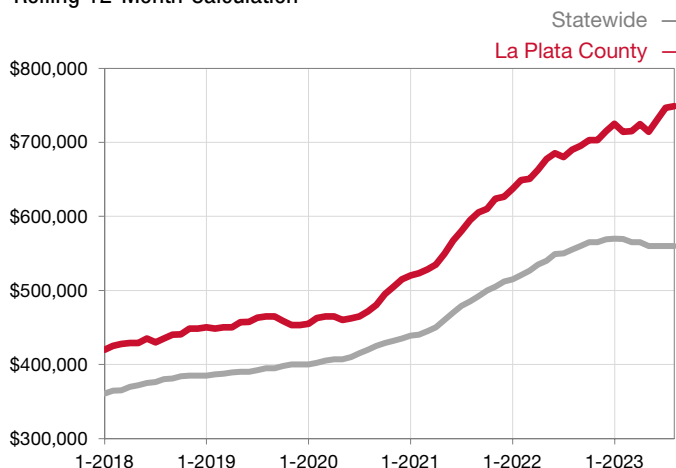
Single Family	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	83	73	- 12.0%	705	585	- 17.0%
Sold Listings	70	73	+ 4.3%	474	377	- 20.5%
Median Sales Price*	\$710,000	\$730,000	+ 2.8%	\$713,914	\$749,000	+ 4.9%
Average Sales Price*	\$980,174	\$896,392	- 8.5%	\$903,118	\$930,811	+ 3.1%
Percent of List Price Received*	97.9%	99.5%	+ 1.6%	100.5%	98.0%	- 2.5%
Days on Market Until Sale	65	66	+ 1.5%	81	80	- 1.2%
Inventory of Homes for Sale	212	194	- 8.5%	--	--	--
Months Supply of Inventory	3.2	4.0	+ 25.0%	--	--	--

* 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	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	22	30	+ 36.4%	249	201	- 19.3%
Sold Listings	42	28	- 33.3%	222	151	- 32.0%
Median Sales Price*	\$521,900	\$697,500	+ 33.6%	\$468,850	\$529,500	+ 12.9%
Average Sales Price*	\$609,915	\$694,385	+ 13.8%	\$555,847	\$570,611	+ 2.7%
Percent of List Price Received*	100.2%	98.8%	- 1.4%	100.5%	98.5%	- 2.0%
Days on Market Until Sale	124	84	- 32.3%	86	85	- 1.2%
Inventory of Homes for Sale	51	60	+ 17.6%	--	--	--
Months Supply of Inventory	1.8	3.1	+ 72.2%	--	--	--

* 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

