

Local Market Update for September 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!



Ouray County

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

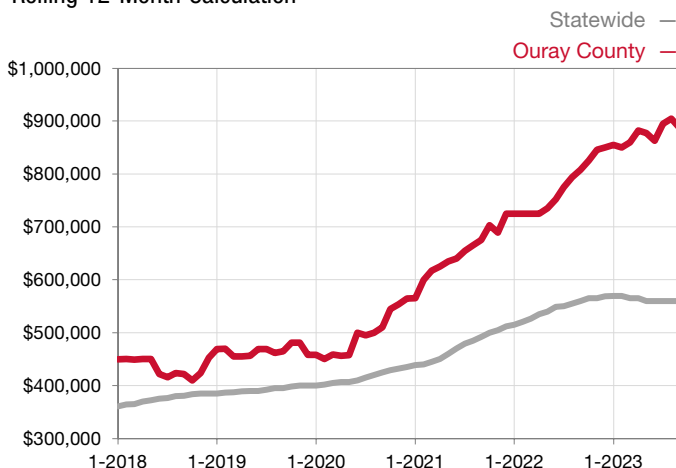
Single Family	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
New Listings	10	15	+ 50.0%	135	116	- 14.1%
Sold Listings	13	7	- 46.2%	74	49	- 33.8%
Median Sales Price*	\$965,000	\$910,000	- 5.7%	\$831,500	\$875,000	+ 5.2%
Average Sales Price*	\$1,169,500	\$980,714	- 16.1%	\$907,878	\$996,035	+ 9.7%
Percent of List Price Received*	94.7%	92.1%	- 2.7%	96.5%	94.5%	- 2.1%
Days on Market Until Sale	71	82	+ 15.5%	90	121	+ 34.4%
Inventory of Homes for Sale	45	62	+ 37.8%	--	--	--
Months Supply of Inventory	4.7	10.8	+ 129.8%	--	--	--

* 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	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
New Listings	1	0	- 100.0%	25	21	- 16.0%
Sold Listings	1	0	- 100.0%	17	6	- 64.7%
Median Sales Price*	\$369,000	\$0	- 100.0%	\$566,600	\$770,000	+ 35.9%
Average Sales Price*	\$369,000	\$0	- 100.0%	\$622,006	\$722,500	+ 16.2%
Percent of List Price Received*	100.0%	0.0%	- 100.0%	100.5%	98.1%	- 2.4%
Days on Market Until Sale	110	0	- 100.0%	114	164	+ 43.9%
Inventory of Homes for Sale	10	12	+ 20.0%	--	--	--
Months Supply of Inventory	4.5	8.7	+ 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

