

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!



San Juan County

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

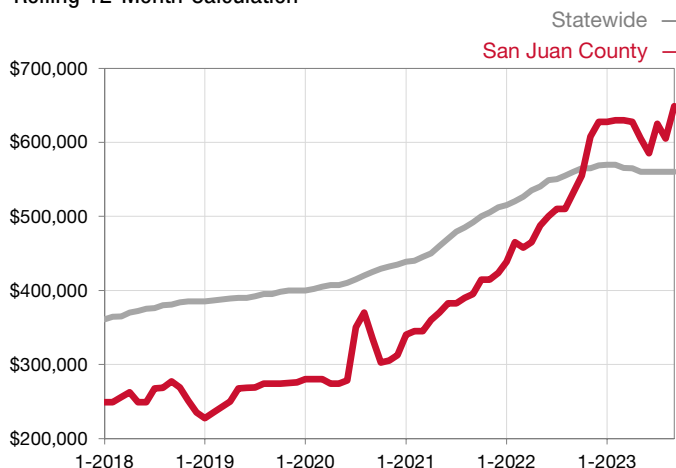
Single Family	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
New Listings	2	4	+ 100.0%	30	23	- 23.3%
Sold Listings	3	0	- 100.0%	18	9	- 50.0%
Median Sales Price*	\$425,000	\$0	- 100.0%	\$569,900	\$649,000	+ 13.9%
Average Sales Price*	\$435,000	\$0	- 100.0%	\$689,961	\$755,174	+ 9.5%
Percent of List Price Received*	99.3%	0.0%	- 100.0%	93.7%	94.8%	+ 1.2%
Days on Market Until Sale	54	0	- 100.0%	91	130	+ 42.9%
Inventory of Homes for Sale	12	15	+ 25.0%	--	--	--
Months Supply of Inventory	4.9	8.1	+ 65.3%	--	--	--

* 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	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	1	0.0%	20	16	- 20.0%
Sold Listings	3	1	- 66.7%	16	8	- 50.0%
Median Sales Price*	\$449,000	\$840,000	+ 87.1%	\$412,500	\$427,500	+ 3.6%
Average Sales Price*	\$573,000	\$840,000	+ 46.6%	\$486,156	\$507,125	+ 4.3%
Percent of List Price Received*	99.2%	97.1%	- 2.1%	99.6%	96.6%	- 3.0%
Days on Market Until Sale	81	75	- 7.4%	75	81	+ 8.0%
Inventory of Homes for Sale	3	9	+ 200.0%	--	--	--
Months Supply of Inventory	1.4	6.0	+ 328.6%	--	--	--

* 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

