

Local Market Update for December 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!



Montezuma County

Contact the Four Corners Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

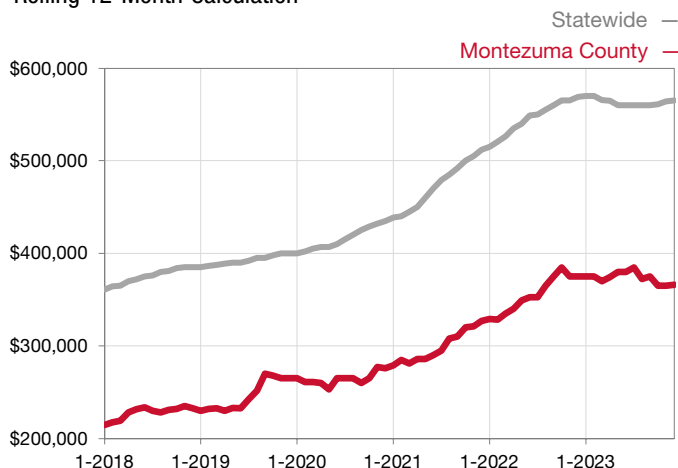
Single Family	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	17	15	- 11.8%	446	352	- 21.1%
Sold Listings	17	8	- 52.9%	368	234	- 36.4%
Median Sales Price*	\$299,000	\$310,000	+ 3.7%	\$375,000	\$366,000	- 2.4%
Average Sales Price*	\$382,441	\$318,500	- 16.7%	\$440,699	\$430,851	- 2.2%
Percent of List Price Received*	96.9%	93.4%	- 3.6%	97.7%	97.3%	- 0.4%
Days on Market Until Sale	106	119	+ 12.3%	92	93	+ 1.1%
Inventory of Homes for Sale	65	101	+ 55.4%	--	--	--
Months Supply of Inventory	2.1	5.2	+ 147.6%	--	--	--

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

Townhouse/Condo	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	0	1	--	8	18	+ 125.0%
Sold Listings	0	1	--	7	10	+ 42.9%
Median Sales Price*	\$0	\$165,000	--	\$225,000	\$292,500	+ 30.0%
Average Sales Price*	\$0	\$165,000	--	\$259,000	\$286,690	+ 10.7%
Percent of List Price Received*	0.0%	87.3%	--	98.4%	98.0%	- 0.4%
Days on Market Until Sale	0	72	--	211	61	- 71.1%
Inventory of Homes for Sale	5	5	0.0%	--	--	--
Months Supply of Inventory	2.9	4.0	+ 37.9%	--	--	--

* 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

