

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure
Your Agent is a REALTOR®

Not all agents
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.

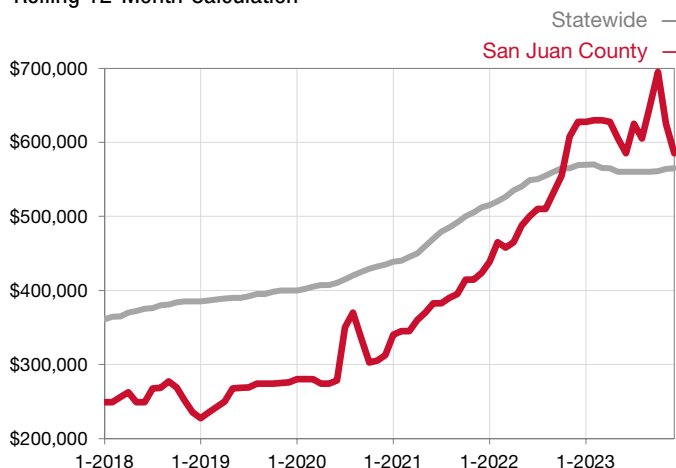
Single Family	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	1	0	- 100.0%	34	24	- 29.4%
Sold Listings	1	1	0.0%	22	19	- 13.6%
Median Sales Price*	\$625,000	\$254,000	- 59.4%	\$627,400	\$585,000	- 6.8%
Average Sales Price*	\$625,000	\$254,000	- 59.4%	\$792,241	\$667,398	- 15.8%
Percent of List Price Received*	86.2%	100.0%	+ 16.0%	92.7%	92.9%	+ 0.2%
Days on Market Until Sale	117	71	- 39.3%	94	128	+ 36.2%
Inventory of Homes for Sale	11	5	- 54.5%	--	--	--
Months Supply of Inventory	5.0	1.8	- 64.0%	--	--	--

* 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	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	1	1	0.0%	24	18	- 25.0%
Sold Listings	0	1	--	17	10	- 41.2%
Median Sales Price*	\$0	\$220,000	--	\$385,000	\$421,250	+ 9.4%
Average Sales Price*	\$0	\$220,000	--	\$475,853	\$473,450	- 0.5%
Percent of List Price Received*	0.0%	88.4%	--	99.5%	95.9%	- 3.6%
Days on Market Until Sale	0	136	--	77	83	+ 7.8%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--
Months Supply of Inventory	2.4	6.3	+ 162.5%	--	--	--

* 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

