

Local Market Update for April 2024

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

Key Metrics	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
New Listings	78	85	+ 9.0%	180	209	+ 16.1%
Sold Listings	33	33	0.0%	119	102	- 14.3%
Median Sales Price*	\$799,000	\$900,000	+ 12.6%	\$719,000	\$785,000	+ 9.2%
Average Sales Price*	\$1,116,210	\$973,094	- 12.8%	\$928,141	\$914,653	- 1.5%
Percent of List Price Received*	97.2%	98.0%	+ 0.8%	96.5%	97.2%	+ 0.7%
Days on Market Until Sale	109	79	- 27.5%	103	116	+ 12.6%
Inventory of Homes for Sale	128	162	+ 26.6%	--	--	--
Months Supply of Inventory	2.5	3.5	+ 40.0%	--	--	--

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

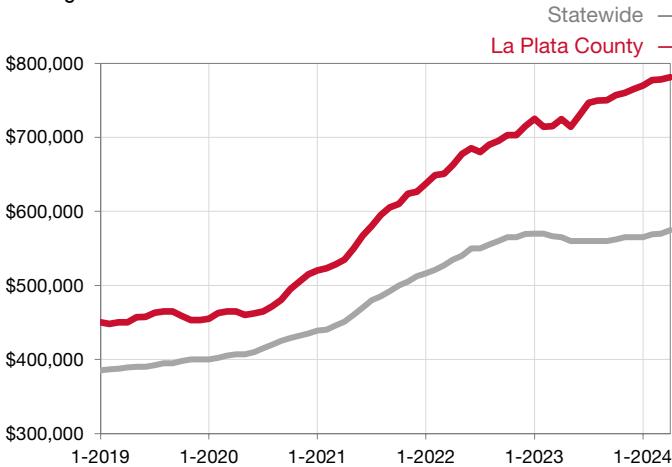
Townhouse/Condo

Key Metrics	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
New Listings	27	41	+ 51.9%	73	116	+ 58.9%
Sold Listings	13	18	+ 38.5%	56	65	+ 16.1%
Median Sales Price*	\$527,500	\$427,500	- 19.0%	\$526,250	\$494,500	- 6.0%
Average Sales Price*	\$598,108	\$595,028	- 0.5%	\$539,955	\$548,800	+ 1.6%
Percent of List Price Received*	99.5%	98.0%	- 1.5%	98.4%	97.9%	- 0.5%
Days on Market Until Sale	114	93	- 18.4%	97	92	- 5.2%
Inventory of Homes for Sale	38	84	+ 121.1%	--	--	--
Months Supply of Inventory	1.7	4.3	+ 152.9%	--	--	--

* 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

