

# Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

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## La Plata County

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

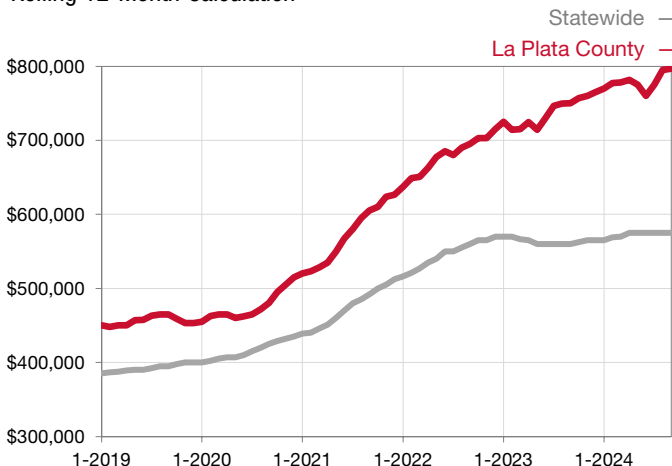
Single Family	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	73	73	0.0%	665	669	+ 0.6%
Sold Listings	63	75	+ 19.0%	441	400	- 9.3%
Median Sales Price*	\$820,000	<b>\$820,000</b>	0.0%	\$750,000	<b>\$783,700</b>	+ 4.5%
Average Sales Price*	\$1,005,152	<b>\$983,389</b>	- 2.2%	\$941,450	<b>\$946,732</b>	+ 0.6%
Percent of List Price Received*	97.5%	<b>97.1%</b>	- 0.4%	97.9%	<b>97.9%</b>	0.0%
Days on Market Until Sale	117	99	- 15.4%	85	92	+ 8.2%
Inventory of Homes for Sale	210	242	+ 15.2%	--	--	--
Months Supply of Inventory	4.4	5.5	+ 25.0%	--	--	--

\* 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	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	28	34	+ 21.4%	230	294	+ 27.8%
Sold Listings	23	20	- 13.0%	175	181	+ 3.4%
Median Sales Price*	\$575,000	<b>\$581,167</b>	+ 1.1%	\$529,500	<b>\$550,000</b>	+ 3.9%
Average Sales Price*	\$740,565	<b>\$656,517</b>	- 11.3%	\$591,315	<b>\$578,790</b>	- 2.1%
Percent of List Price Received*	98.3%	<b>97.4%</b>	- 0.9%	98.5%	<b>98.2%</b>	- 0.3%
Days on Market Until Sale	62	130	+ 109.7%	82	90	+ 9.8%
Inventory of Homes for Sale	64	97	+ 51.6%	--	--	--
Months Supply of Inventory	3.4	5.1	+ 50.0%	--	--	--

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

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

