

# Local Market Update for February 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure  
Your Agent is a REALTOR®

Not all agents  
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

	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
New Listings	30	35	+ 16.7%	55	88	+ 60.0%
Sold Listings	15	26	+ 73.3%	40	56	+ 40.0%
Median Sales Price*	\$638,000	\$580,000	- 9.1%	\$715,600	\$677,950	- 5.3%
Average Sales Price*	\$872,753	\$760,058	- 12.9%	\$930,225	\$851,058	- 8.5%
Percent of List Price Received*	95.5%	96.8%	+ 1.4%	96.7%	97.0%	+ 0.3%
Days on Market Until Sale	135	115	- 14.8%	126	123	- 2.4%
Inventory of Homes for Sale	118	140	+ 18.6%	--	--	--
Months Supply of Inventory	2.5	3.0	+ 20.0%	--	--	--

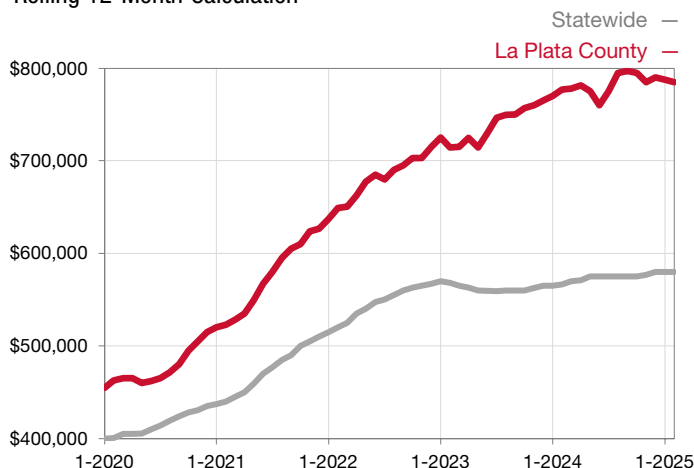
\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

### Townhouse/Condo

	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
New Listings	28	23	- 17.9%	55	56	+ 1.8%
Sold Listings	14	14	0.0%	28	28	0.0%
Median Sales Price*	\$562,500	\$498,500	- 11.4%	\$512,500	\$504,000	- 1.7%
Average Sales Price*	\$622,500	\$686,421	+ 10.3%	\$544,214	\$690,677	+ 26.9%
Percent of List Price Received*	97.4%	95.7%	- 1.7%	97.5%	96.8%	- 0.7%
Days on Market Until Sale	106	97	- 8.5%	97	91	- 6.2%
Inventory of Homes for Sale	71	80	+ 12.7%	--	--	--
Months Supply of Inventory	3.8	3.7	- 2.6%	--	--	--

\* 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

