

Local Market Update for February 2025

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!



San Juan County

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

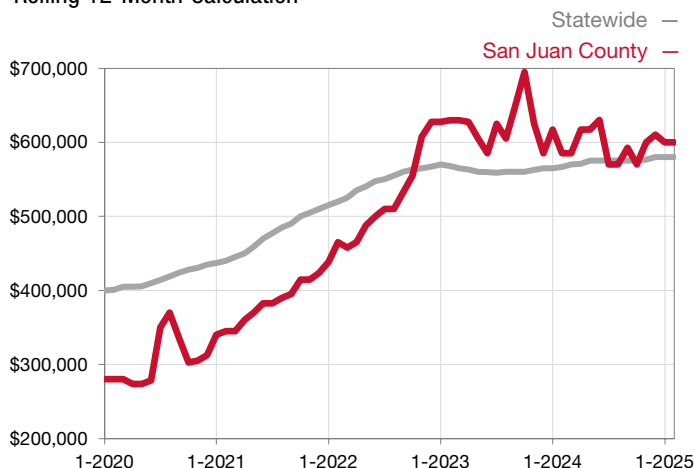
Single Family	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
New Listings	0	3	--	4	5	+ 25.0%
Sold Listings	1	3	+ 200.0%	2	3	+ 50.0%
Median Sales Price*	\$555,000	\$510,000	- 8.1%	\$615,000	\$510,000	- 17.1%
Average Sales Price*	\$555,000	\$736,667	+ 32.7%	\$615,000	\$736,667	+ 19.8%
Percent of List Price Received*	95.7%	96.9%	+ 1.3%	84.0%	96.9%	+ 15.4%
Days on Market Until Sale	19	88	+ 363.2%	116	88	- 24.1%
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	3.9	2.8	- 28.2%	--	--	--

* 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	3	2	- 33.3%	4	5	+ 25.0%
Sold Listings	1	0	- 100.0%	1	0	- 100.0%
Median Sales Price*	\$705,000	\$0	- 100.0%	\$705,000	\$0	- 100.0%
Average Sales Price*	\$705,000	\$0	- 100.0%	\$705,000	\$0	- 100.0%
Percent of List Price Received*	98.6%	0.0%	- 100.0%	98.6%	0.0%	- 100.0%
Days on Market Until Sale	232	0	- 100.0%	232	0	- 100.0%
Inventory of Homes for Sale	8	8	0.0%	--	--	--
Months Supply of Inventory	5.8	4.0	- 31.0%	--	--	--

* 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

