

# Local Market Update for December 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!



## La Plata County

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

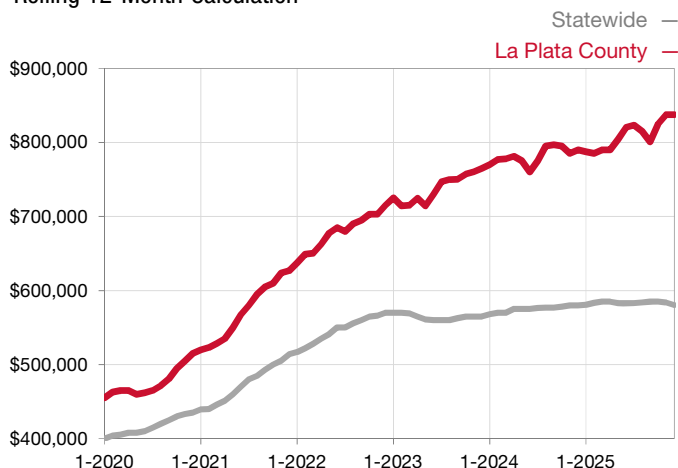
Single Family	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	30	36	+ 20.0%	811	867	+ 6.9%
Sold Listings	41	37	- 9.8%	545	554	+ 1.7%
Median Sales Price*	\$815,000	<b>\$769,000</b>	- 5.6%	\$790,000	<b>\$837,450</b>	+ 6.0%
Average Sales Price*	\$1,050,829	<b>\$1,076,024</b>	+ 2.4%	\$955,952	<b>\$1,070,858</b>	+ 12.0%
Percent of List Price Received*	96.4%	<b>95.1%</b>	- 1.3%	97.7%	<b>97.1%</b>	- 0.6%
Days on Market Until Sale	93	<b>141</b>	+ 51.6%	93	<b>104</b>	+ 11.8%
Inventory of Homes for Sale	156	<b>193</b>	+ 23.7%	--	--	--
Months Supply of Inventory	3.4	<b>4.2</b>	+ 23.5%	--	--	--

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

Townhouse/Condo	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	13	19	+ 46.2%	359	383	+ 6.7%
Sold Listings	23	14	- 39.1%	257	231	- 10.1%
Median Sales Price*	\$440,000	<b>\$404,950</b>	- 8.0%	\$544,900	<b>\$529,000</b>	- 2.9%
Average Sales Price*	\$503,198	<b>\$656,521</b>	+ 30.5%	\$632,636	<b>\$671,404</b>	+ 6.1%
Percent of List Price Received*	97.5%	<b>96.3%</b>	- 1.2%	98.0%	<b>97.6%</b>	- 0.4%
Days on Market Until Sale	107	<b>124</b>	+ 15.9%	98	<b>97</b>	- 1.0%
Inventory of Homes for Sale	76	<b>106</b>	+ 39.5%	--	--	--
Months Supply of Inventory	3.5	<b>5.5</b>	+ 57.1%	--	--	--

\* 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

