

Local Market Update for January 2026

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

Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	52	41	- 21.2%	52	41	- 21.2%
Sold Listings	30	29	- 3.3%	30	29	- 3.3%
Median Sales Price*	\$753,450	\$950,000	+ 26.1%	\$753,450	\$950,000	+ 26.1%
Average Sales Price*	\$929,925	\$944,033	+ 1.5%	\$929,925	\$944,033	+ 1.5%
Percent of List Price Received*	97.2%	96.1%	- 1.1%	97.2%	96.1%	- 1.1%
Days on Market Until Sale	129	120	- 7.0%	129	120	- 7.0%
Inventory of Homes for Sale	147	167	+ 13.6%	--	--	--
Months Supply of Inventory	3.2	3.6	+ 12.5%	--	--	--

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

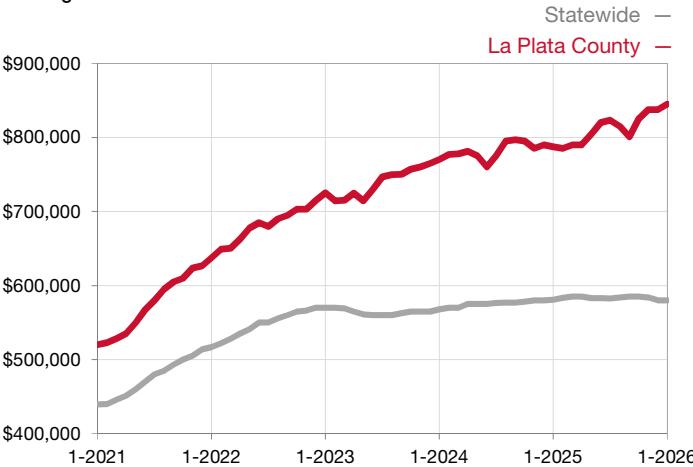
Townhouse/Condo

Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	34	28	- 17.6%	34	28	- 17.6%
Sold Listings	14	12	- 14.3%	14	12	- 14.3%
Median Sales Price*	\$524,000	\$440,250	- 16.0%	\$524,000	\$440,250	- 16.0%
Average Sales Price*	\$694,932	\$480,004	- 30.9%	\$694,932	\$480,004	- 30.9%
Percent of List Price Received*	97.8%	96.2%	- 1.6%	97.8%	96.2%	- 1.6%
Days on Market Until Sale	86	148	+ 72.1%	86	148	+ 72.1%
Inventory of Homes for Sale	78	101	+ 29.5%	--	--	--
Months Supply of Inventory	3.6	5.3	+ 47.2%	--	--	--

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

Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation

