

Local Market Update for September 2018

A Research Tool Provided by the Colorado Association of REALTORS®

Rio Grande County

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

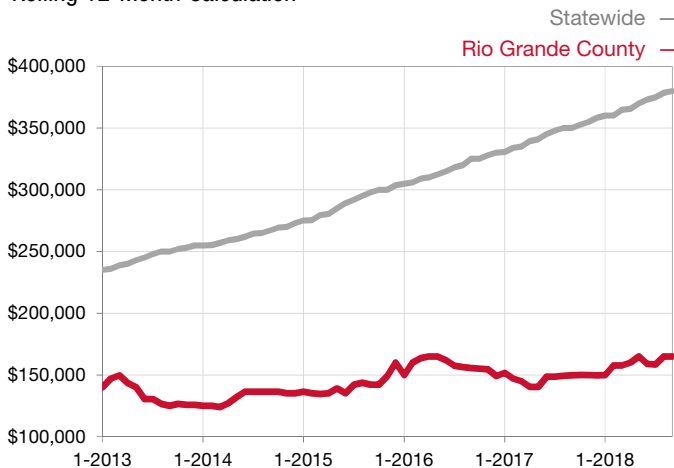
Single Family	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Key Metrics						
New Listings	25	16	- 36.0%	245	219	- 10.6%
Sold Listings	18	14	- 22.2%	137	148	+ 8.0%
Median Sales Price*	\$188,750	\$182,000	- 3.6%	\$150,000	\$170,000	+ 13.3%
Average Sales Price*	\$228,994	\$227,071	- 0.8%	\$178,115	\$199,137	+ 11.8%
Percent of List Price Received*	93.4%	94.2%	+ 0.9%	93.0%	94.1%	+ 1.2%
Days on Market Until Sale	195	131	- 32.8%	189	161	- 14.8%
Inventory of Homes for Sale	199	149	- 25.1%	--	--	--
Months Supply of Inventory	13.0	9.2	- 29.2%	--	--	--

* 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	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Key Metrics						
New Listings	0	0	--	4	6	+ 50.0%
Sold Listings	0	0	--	4	1	- 75.0%
Median Sales Price*	\$0	\$0	--	\$177,500	\$163,500	- 7.9%
Average Sales Price*	\$0	\$0	--	\$171,499	\$163,500	- 4.7%
Percent of List Price Received*	0.0%	0.0%	--	95.1%	91.1%	- 4.2%
Days on Market Until Sale	0	0	--	169	305	+ 80.5%
Inventory of Homes for Sale	5	4	- 20.0%	--	--	--
Months Supply of Inventory	3.8	4.0	+ 5.3%	--	--	--

* 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

