

# Local Market Update for March 2019

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

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## Archuleta County

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

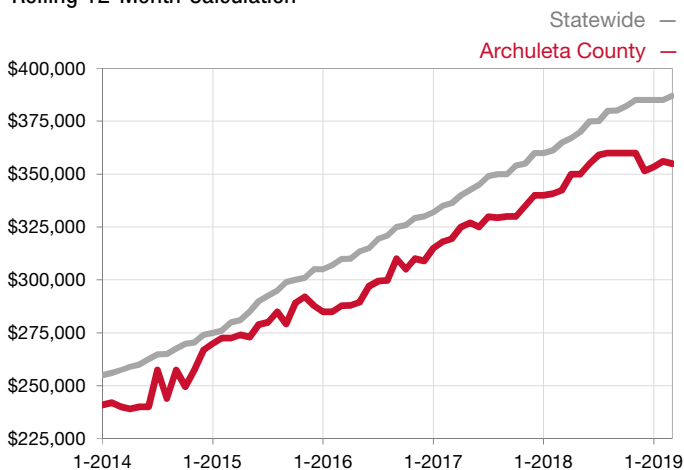
Single Family	March			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	53	<b>39</b>	- 26.4%	110	<b>94</b>	- 14.5%
Sold Listings	21	<b>24</b>	+ 14.3%	55	<b>51</b>	- 7.3%
Median Sales Price*	\$324,675	<b>\$310,500</b>	- 4.4%	\$334,040	<b>\$355,000</b>	+ 6.3%
Average Sales Price*	\$442,013	<b>\$389,233</b>	- 11.9%	\$414,033	<b>\$435,776</b>	+ 5.3%
Percent of List Price Received*	95.9%	<b>97.8%</b>	+ 2.0%	95.8%	<b>96.8%</b>	+ 1.0%
Days on Market Until Sale	181	<b>203</b>	+ 12.2%	192	<b>177</b>	- 7.8%
Inventory of Homes for Sale	195	<b>185</b>	- 5.1%	--	--	--
Months Supply of Inventory	6.8	<b>6.6</b>	- 2.9%	--	--	--

\* 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	March			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 03-2018	Thru 03-2019	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	12	<b>7</b>	- 41.7%	22	<b>18</b>	- 18.2%
Sold Listings	6	<b>5</b>	- 16.7%	16	<b>8</b>	- 50.0%
Median Sales Price*	\$164,000	<b>\$212,500</b>	+ 29.6%	\$162,500	<b>\$196,250</b>	+ 20.8%
Average Sales Price*	\$443,900	<b>\$190,800</b>	- 57.0%	\$286,150	<b>\$189,131</b>	- 33.9%
Percent of List Price Received*	93.9%	<b>96.2%</b>	+ 2.4%	95.7%	<b>95.5%</b>	- 0.2%
Days on Market Until Sale	199	<b>126</b>	- 36.7%	144	<b>129</b>	- 10.4%
Inventory of Homes for Sale	38	<b>25</b>	- 34.2%	--	--	--
Months Supply of Inventory	5.1	<b>3.5</b>	- 31.4%	--	--	--

\* 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

