

Local Market Update for January 2020

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Archuleta County

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

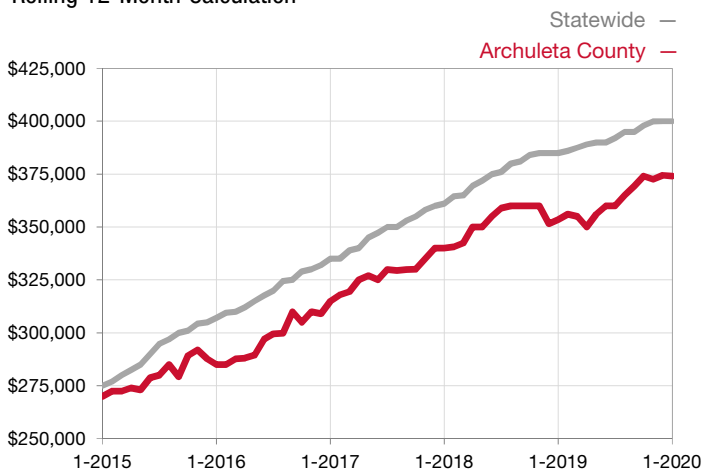
Single Family	January			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
Key Metrics						
New Listings	20	26	+ 30.0%	20	26	+ 30.0%
Sold Listings	14	22	+ 57.1%	14	22	+ 57.1%
Median Sales Price*	\$397,000	\$325,000	- 18.1%	\$397,000	\$325,000	- 18.1%
Average Sales Price*	\$509,848	\$409,069	- 19.8%	\$509,848	\$409,069	- 19.8%
Percent of List Price Received*	96.5%	96.4%	- 0.1%	96.5%	96.4%	- 0.1%
Days on Market Until Sale	135	218	+ 61.5%	135	218	+ 61.5%
Inventory of Homes for Sale	184	174	- 5.4%	--	--	--
Months Supply of Inventory	6.5	5.8	- 10.8%	--	--	--

* 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	January			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
Key Metrics						
New Listings	3	17	+ 466.7%	3	17	+ 466.7%
Sold Listings	2	5	+ 150.0%	2	5	+ 150.0%
Median Sales Price*	\$189,525	\$155,000	- 18.2%	\$189,525	\$155,000	- 18.2%
Average Sales Price*	\$189,525	\$201,700	+ 6.4%	\$189,525	\$201,700	+ 6.4%
Percent of List Price Received*	95.4%	95.7%	+ 0.3%	95.4%	95.7%	+ 0.3%
Days on Market Until Sale	125	111	- 11.2%	125	111	- 11.2%
Inventory of Homes for Sale	21	39	+ 85.7%	--	--	--
Months Supply of Inventory	2.8	5.5	+ 96.4%	--	--	--

* 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

