

# Local Market Update for September 2020

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.

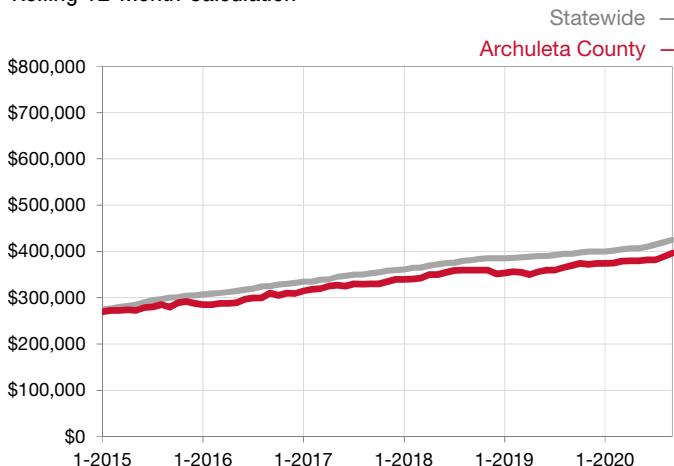
Single Family	September			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 09-2019	Thru 09-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	42	<b>52</b>	+ 23.8%	523	<b>483</b>	- 7.6%
Sold Listings	51	<b>79</b>	+ 54.9%	267	<b>311</b>	+ 16.5%
Median Sales Price*	\$396,400	<b>\$434,500</b>	+ 9.6%	\$379,900	<b>\$403,000</b>	+ 6.1%
Average Sales Price*	\$449,007	<b>\$506,056</b>	+ 12.7%	\$459,463	<b>\$518,390</b>	+ 12.8%
Percent of List Price Received*	96.0%	<b>97.6%</b>	+ 1.7%	97.0%	<b>97.1%</b>	+ 0.1%
Days on Market Until Sale	125	<b>124</b>	- 0.8%	141	<b>147</b>	+ 4.3%
Inventory of Homes for Sale	377	<b>130</b>	- 65.5%	--	--	--
Months Supply of Inventory	12.7	<b>3.9</b>	- 69.3%	--	--	--

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

Townhouse/Condo	September			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 09-2019	Thru 09-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	10	<b>14</b>	+ 40.0%	97	<b>98</b>	+ 1.0%
Sold Listings	6	<b>13</b>	+ 116.7%	55	<b>73</b>	+ 32.7%
Median Sales Price*	\$191,150	<b>\$225,000</b>	+ 17.7%	\$185,000	<b>\$230,000</b>	+ 24.3%
Average Sales Price*	\$199,133	<b>\$255,988</b>	+ 28.6%	\$206,869	<b>\$257,023</b>	+ 24.2%
Percent of List Price Received*	95.2%	<b>98.9%</b>	+ 3.9%	96.6%	<b>96.8%</b>	+ 0.2%
Days on Market Until Sale	66	<b>61</b>	- 7.6%	83	<b>108</b>	+ 30.1%
Inventory of Homes for Sale	47	<b>15</b>	- 68.1%	--	--	--
Months Supply of Inventory	6.9	<b>1.8</b>	- 73.9%	--	--	--

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

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

