

Local Market Update for April 2021

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.

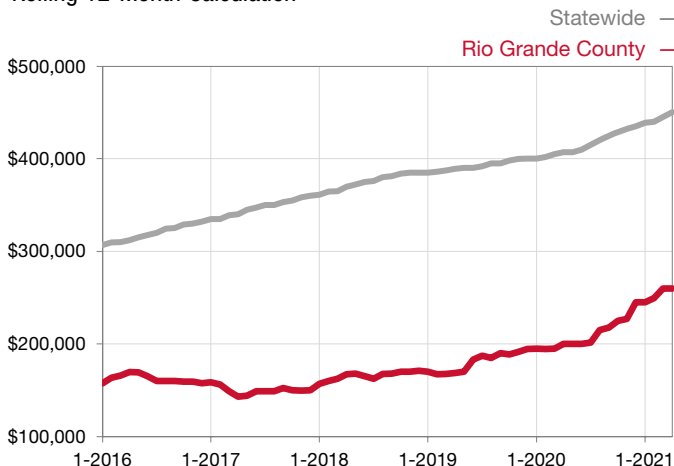
Single Family	April			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
Key Metrics						
New Listings	12	17	+ 41.7%	57	59	+ 3.5%
Sold Listings	5	12	+ 140.0%	35	55	+ 57.1%
Median Sales Price*	\$265,000	\$382,693	+ 44.4%	\$200,000	\$265,000	+ 32.5%
Average Sales Price*	\$360,800	\$461,648	+ 28.0%	\$237,169	\$329,766	+ 39.0%
Percent of List Price Received*	94.9%	98.1%	+ 3.4%	94.5%	97.1%	+ 2.8%
Days on Market Until Sale	273	179	- 34.4%	146	131	- 10.3%
Inventory of Homes for Sale	99	34	- 65.7%	--	--	--
Months Supply of Inventory	7.8	2.1	- 73.1%	--	--	--

* 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	April			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 04-2020	Thru 04-2021	Percent Change from Previous Year
Key Metrics						
New Listings	0	0	--	1	3	+ 200.0%
Sold Listings	0	0	--	1	3	+ 200.0%
Median Sales Price*	\$0	\$0	--	\$335,000	\$355,000	+ 6.0%
Average Sales Price*	\$0	\$0	--	\$335,000	\$323,333	- 3.5%
Percent of List Price Received*	0.0%	0.0%	--	94.4%	98.6%	+ 4.4%
Days on Market Until Sale	0	0	--	317	112	- 64.7%
Inventory of Homes for Sale	3	0	- 100.0%	--	--	--
Months Supply of Inventory	3.0	0.0	- 100.0%	--	--	--

* 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

