

Local Market Update for July 2021

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.

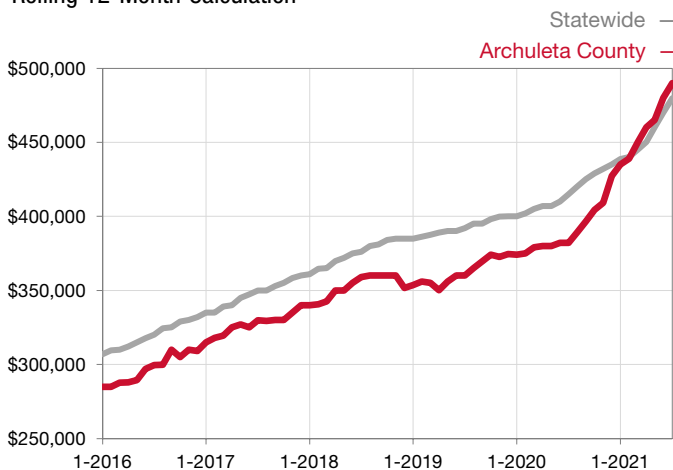
Single Family	July			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 07-2020	Thru 07-2021	Percent Change from Previous Year
Key Metrics						
New Listings	63	59	- 6.3%	373	363	- 2.7%
Sold Listings	35	46	+ 31.4%	161	259	+ 60.9%
Median Sales Price*	\$409,000	\$602,000	+ 47.2%	\$385,500	\$529,500	+ 37.4%
Average Sales Price*	\$518,863	\$638,564	+ 23.1%	\$458,380	\$653,146	+ 42.5%
Percent of List Price Received*	96.6%	99.6%	+ 3.1%	96.8%	98.7%	+ 2.0%
Days on Market Until Sale	139	76	- 45.3%	162	103	- 36.4%
Inventory of Homes for Sale	501	112	- 77.6%	--	--	--
Months Supply of Inventory	17.4	2.3	- 86.8%	--	--	--

* 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	July			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 07-2020	Thru 07-2021	Percent Change from Previous Year
Key Metrics						
New Listings	13	14	+ 7.7%	74	68	- 8.1%
Sold Listings	10	6	- 40.0%	44	53	+ 20.5%
Median Sales Price*	\$217,500	\$282,000	+ 29.7%	\$222,500	\$275,000	+ 23.6%
Average Sales Price*	\$265,500	\$308,167	+ 16.1%	\$240,826	\$298,259	+ 23.8%
Percent of List Price Received*	96.3%	99.3%	+ 3.1%	96.4%	101.1%	+ 4.9%
Days on Market Until Sale	113	57	- 49.6%	104	70	- 32.7%
Inventory of Homes for Sale	66	12	- 81.8%	--	--	--
Months Supply of Inventory	9.3	1.3	- 86.0%	--	--	--

* 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

