

Local Market Update for December 2021

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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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.

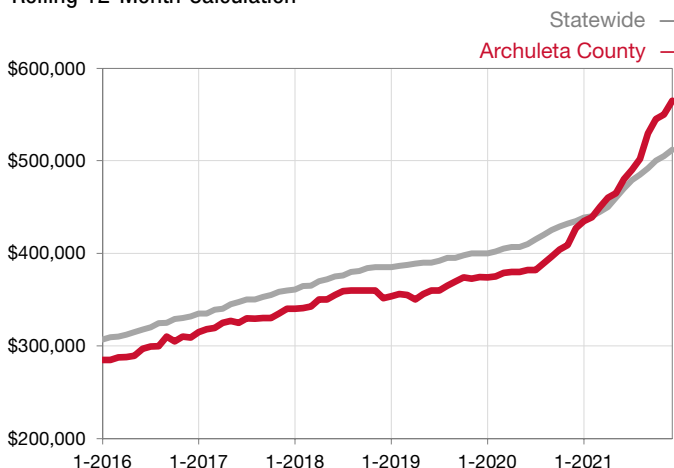
Single Family	December			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
New Listings	29	12	- 58.6%	589	524	- 11.0%
Sold Listings	56	32	- 42.9%	488	474	- 2.9%
Median Sales Price*	\$532,250	\$634,250	+ 19.2%	\$427,250	\$565,000	+ 32.2%
Average Sales Price*	\$660,071	\$881,993	+ 33.6%	\$548,766	\$689,012	+ 25.6%
Percent of List Price Received*	97.5%	98.1%	+ 0.6%	97.2%	98.8%	+ 1.6%
Days on Market Until Sale	112	96	- 14.3%	142	100	- 29.6%
Inventory of Homes for Sale	252	56	- 77.8%	--	--	--
Months Supply of Inventory	6.2	1.4	- 77.4%	--	--	--

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

Townhouse/Condo	December			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
New Listings	6	4	- 33.3%	110	104	- 5.5%
Sold Listings	6	3	- 50.0%	104	96	- 7.7%
Median Sales Price*	\$268,000	\$275,000	+ 2.6%	\$239,750	\$269,950	+ 12.6%
Average Sales Price*	\$274,167	\$284,833	+ 3.9%	\$269,178	\$300,313	+ 11.6%
Percent of List Price Received*	102.4%	98.3%	- 4.0%	97.5%	100.0%	+ 2.6%
Days on Market Until Sale	105	38	- 63.8%	114	66	- 42.1%
Inventory of Homes for Sale	31	6	- 80.6%	--	--	--
Months Supply of Inventory	3.6	0.8	- 77.8%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

