

Local Market Update for February 2022

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.

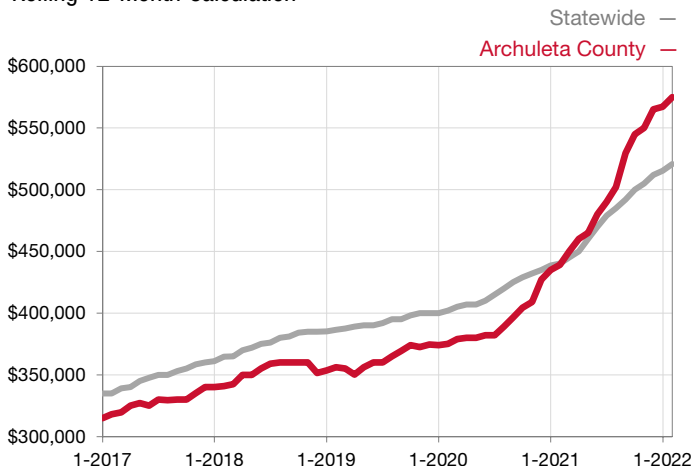
Single Family	February			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 02-2021	Thru 02-2022	Percent Change from Previous Year
Key Metrics						
New Listings	46	13	- 71.7%	70	35	- 50.0%
Sold Listings	26	26	0.0%	55	43	- 21.8%
Median Sales Price*	\$470,000	\$577,500	+ 22.9%	\$499,000	\$575,000	+ 15.2%
Average Sales Price*	\$534,612	\$588,124	+ 10.0%	\$551,482	\$656,852	+ 19.1%
Percent of List Price Received*	97.8%	97.2%	- 0.6%	97.8%	97.9%	+ 0.1%
Days on Market Until Sale	146	102	- 30.1%	121	96	- 20.7%
Inventory of Homes for Sale	235	36	- 84.7%	--	--	--
Months Supply of Inventory	5.6	0.9	- 83.9%	--	--	--

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

Townhouse/Condo	February			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 02-2021	Thru 02-2022	Percent Change from Previous Year
Key Metrics						
New Listings	11	7	- 36.4%	18	14	- 22.2%
Sold Listings	6	5	- 16.7%	13	13	0.0%
Median Sales Price*	\$265,500	\$354,900	+ 33.7%	\$256,000	\$255,000	- 0.4%
Average Sales Price*	\$250,583	\$433,980	+ 73.2%	\$248,608	\$341,723	+ 37.5%
Percent of List Price Received*	102.5%	96.2%	- 6.1%	101.1%	96.2%	- 4.8%
Days on Market Until Sale	66	109	+ 65.2%	99	90	- 9.1%
Inventory of Homes for Sale	30	5	- 83.3%	--	--	--
Months Supply of Inventory	3.5	0.6	- 82.9%	--	--	--

* 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

