

Local Market Update for October 2019

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Ouray County

Contact the Montrose Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

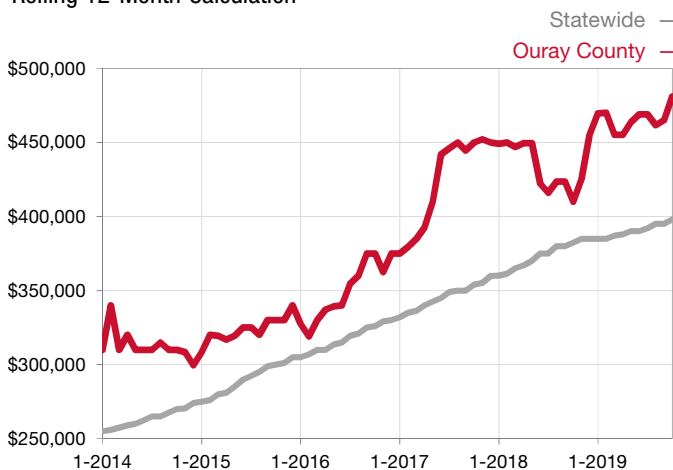
Single Family	October			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 10-2018	Thru 10-2019	Percent Change from Previous Year
Key Metrics						
New Listings	12	13	+ 8.3%	176	171	- 2.8%
Sold Listings	12	17	+ 41.7%	67	84	+ 25.4%
Median Sales Price*	\$377,500	\$370,000	- 2.0%	\$410,000	\$456,500	+ 11.3%
Average Sales Price*	\$508,299	\$458,529	- 9.8%	\$458,341	\$491,532	+ 7.2%
Percent of List Price Received*	92.3%	95.4%	+ 3.4%	94.6%	95.2%	+ 0.6%
Days on Market Until Sale	214	169	- 21.0%	164	172	+ 4.9%
Inventory of Homes for Sale	113	108	- 4.4%	--	--	--
Months Supply of Inventory	16.5	12.5	- 24.2%	--	--	--

* 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	October			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 10-2018	Thru 10-2019	Percent Change from Previous Year
Key Metrics						
New Listings	2	0	- 100.0%	40	31	- 22.5%
Sold Listings	3	0	- 100.0%	28	20	- 28.6%
Median Sales Price*	\$224,000	\$0	- 100.0%	\$263,500	\$272,500	+ 3.4%
Average Sales Price*	\$287,333	\$0	- 100.0%	\$277,369	\$286,456	+ 3.3%
Percent of List Price Received*	96.2%	0.0%	- 100.0%	95.8%	96.6%	+ 0.8%
Days on Market Until Sale	76	0	- 100.0%	107	100	- 6.5%
Inventory of Homes for Sale	15	12	- 20.0%	--	--	--
Months Supply of Inventory	4.1	5.1	+ 24.4%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

