Local Market Update for November 2016

A Research Tool Provided by the Colorado Association of REALTORS®

Durango Rural

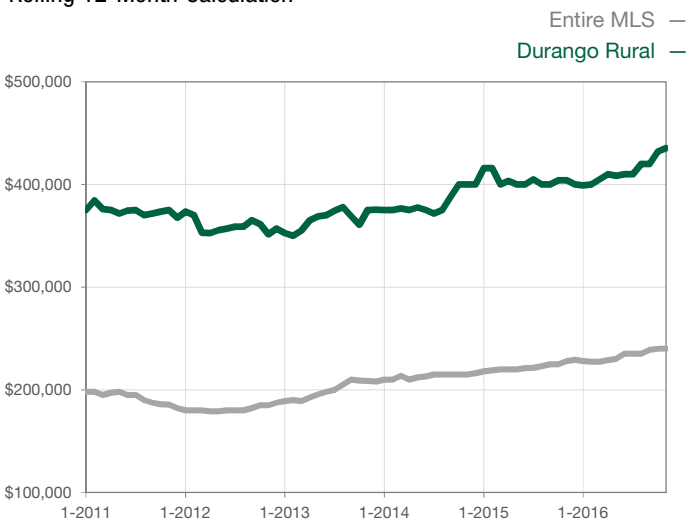
Single Family	November			Year to Date		
Key Metrics	**2015**	**2016**	Percent Change from Previous Year	**Thru 11-2015**	**Thru 11-2016**	Percent Change from Previous Year
New Listings	30	**33**	+ 10.0%	650	**601**	- 7.5%
Sold Listings	23	**34**	+ 47.8%	354	**361**	+ 2.0%
Median Sales Price*	$419,000	**$505,000**	+ 20.5%	$400,000	**$435,750**	+ 8.9%
Average Sales Price*	$457,708	**$503,331**	+ 10.0%	$476,137	**$506,043**	+ 6.3%
Percent of List Price Received*	96.8%	**96.0%**	- 0.8%	97.1%	**96.8%**	- 0.3%
Days on Market Until Sale	121	**129**	+ 6.6%	133	**140**	+ 5.3%
Cumulative Days on Market Until Sale	155	**145**	- 6.5%	164	**166**	+ 1.2%
Inventory of Homes for Sale	257	**217**	- 15.6%	--	**--**	--
Months Supply of Inventory	8.2	**6.9**	- 15.9%	--	**--**	--

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

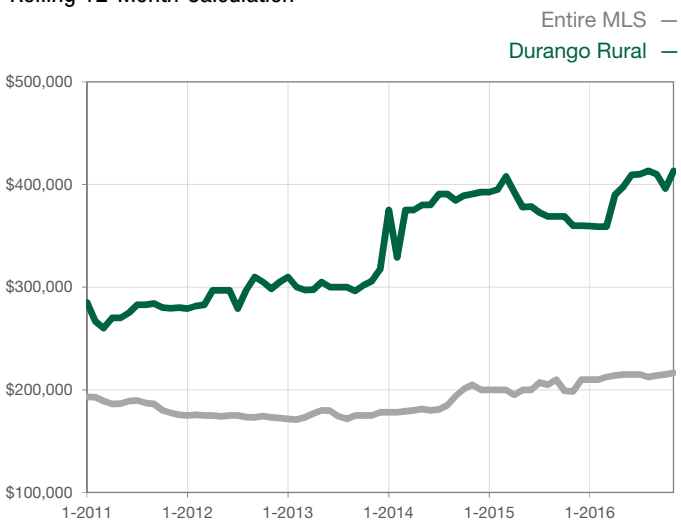
Townhouse-Condo	November			Year to Date		
Key Metrics	**2015**	**2016**	Percent Change from Previous Year	**Thru 11-2015**	**Thru 11-2016**	Percent Change from Previous Year
New Listings	2	**4**	+ 100.0%	50	**49**	- 2.0%
Sold Listings	3	**5**	+ 66.7%	43	**38**	- 11.6%
Median Sales Price*	$349,500	**$427,000**	+ 22.2%	$359,875	**$417,500**	+ 16.0%
Average Sales Price*	$375,800	**$451,400**	+ 20.1%	$351,925	**$381,630**	+ 8.4%
Percent of List Price Received*	99.0%	**98.1%**	- 0.9%	98.3%	**97.7%**	- 0.6%
Days on Market Until Sale	106	**148**	+ 39.6%	187	**144**	- 23.0%
Cumulative Days on Market Until Sale	248	**148**	- 40.3%	202	**151**	- 25.2%
Inventory of Homes for Sale	15	**11**	- 26.7%	--	**--**	--
Months Supply of Inventory	3.8	**3.1**	- 18.4%	--	**--**	--

* 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



Current as of December 5, 2016. Data © 2016 Colorado Real Estate Network. Report © 2016 ShowingTime.