

The Durango Area Association of Realtors®

The real estate news for La Plata County in the first quarter is the continuing trend of improved median price. Prices were up 3.2% in the first quarter, which is “healthy but not crazy” growth. This trend still keeps homes attainable for buyers, but it also allows sellers to retain a return for their investment and to build their “nest egg”. There was very little inventory for single family homes In-Town Durango, so sales were very light, down 40.5%. Buyers are also choosing other more affordable alternatives with Durango Condominiums (Both In-Town & Durango Rural) up 61.5% in number of sales, and Durango Townhomes (Both In-Town & Rural) up 30%. The Durango Rural market was up 4.9% in homes sold, and flat in median price. The biggest surprise is the median price growth in the Bayfield Country homes, which grew 49% to \$374,900. This is probably a statistical anomaly, and more likely due to the size and quality of homes sold this year versus last year. The same issue is likely for the median price drop on Durango Mountain homes, as we compare four sales this year to the one sale last year. The market will give us a better read of trends when we have the next market statistics, which will provide information on sales through the first half of 2016.

2016 MLS Data 1st Quarter Statistical Release

La Plata County Homes	2013	2014	2015	2016	'15-'16 Change	% Change
Median	\$304,900	\$302,949	\$342,500	\$353,450	\$10,950	3.20%
# Sold	189	166	186	186	0	0%
Durango In Town Homes	2013	2014	2015	2016		
Median	\$330,000	\$365,000	\$425,000	\$415,000	\$(10,000)	-2.35%
# Sold	33	39	37	22	-15	-40.54%
Durango Country Homes	2013	2014	2015	2016		
Median	\$347,450	\$350,000	\$380,000	\$380,000	\$0	0.00%
# Sold	68	45	61	64	3	4.92%
Durango Condos/ Twnhms	2013	2014	2015	2016		
Median	\$235,000	\$251,500	\$305,000	\$334,000	\$29,000	9.51%
# Sold	31	18	33	47	14	42.42%
Bayfield In Town Homes	2013	2014	2015	2016		
Median	\$226,500	\$245,000	\$275,000	\$286,500	\$11,500	4.18%
# Sold	5	10	5	6	1	20%
Bayfield Country Homes	2013	2014	2015	2016		
Median	\$225,000	\$234,500	\$251,500	\$374,900	\$123,400	49.07%
# Sold	23	27	16	17	1	6.25%
Dgo. Mtn. Homes	2013	2014	2015	2016		
Median	735,000	\$772,475	\$2,425,000	\$1,348,750	\$(1,076,250)	-44.38%
# Sold	1	4	1	4	3	300%
Dgo. Mtn. Condos/Twnhms	2013	2014	2015	2016		
Median	\$97,500	\$171,250	\$400,000	\$208,000	\$(192,000)	-48.00%
# Sold	20	16	17	18	1	5.88235294117647%
Land La Plata Residential	2013	2014	2015	2016		
Median	\$125,000	\$110,000	\$127,450	\$110,000	\$(17,450)	-13.69%
# Sold	29	40	52	41	-11	-21.1538461538462%

For a more in depth analysis or further information on La Plata County are MLS Statistics please contact your local REALTOR®

DISCLAIMER: This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS®, Inc. and is based on MLS Statistics only.

Data maintained is deemed reliable but not guaranteed and may not reflect all real estate activity



DURANGO AREA ASSOCIATION OF REALTORS®

227061



STATISTICS

Quarter: 1st of 2016

DATES: 01/01/2016 -- 03/31/2016

	Property Type	Average Price	Median Price	Total Volume	Number Sold	Avg. Days on Market	High Price	Low Price	Residential Sales *
IN TOWN HOMES									(La Plata County Only) **
1	Durango	\$414,594	\$415,000	\$9,121,070	22	148	\$599,900	\$287,500	Below \$100,000
2	Bayfield	\$292,166	\$286,500	\$1,753,000	6	117	\$335,000	\$242,000	7
3	Ignacio	\$150,000	\$150,000	\$150,000	1	115	\$150,000	\$150,000	
COUNTRY HOMES									
4	La Plata County Combined**	\$394,176	\$365,800	\$35,475,915	90	152	\$1,200,000	\$69,500	\$100,000 - \$149,999
5	Durango	\$422,201	\$382,500	\$26,176,515	62	149	\$1,185,000	\$69,500	11
6	Bayfield	\$394,817	\$374,900	\$6,711,900	17	121	\$1,200,000	\$136,500	
7	Ignacio	\$262,500	\$227,500	\$1,050,000	4	157	\$465,000	\$130,000	
8	Vallecito	\$219,642	\$202,000	\$1,537,500	7	249	\$365,000	\$114,000	\$150,000 - \$239,999
9	Durango Mountain Area	\$1,564,375	\$1,348,750	\$6,257,500	4	300	\$3,025,000	\$535,000	34
CONDO/TOWNHOMES									
10	Durango	\$340,170	\$334,000	\$15,988,009	47	102	\$799,000	\$45,000	
11	Bayfield	\$139,000	\$139,000	\$139,000	1	81	\$139,000	\$139,000	\$240,000 - \$499,999
12	Durango Mountain Area	\$222,883	\$208,000	\$4,011,900	18	270	\$560,000	\$65,000	101
FARM/RANCH									
13	La Plata County Combined**	\$739,500	\$739,500	\$1,479,000	2	288	\$779,000	\$700,000	\$500,000 - \$999,999
LAND (In Town)									
14	Durango	\$220,750	\$193,500	\$883,000	4	291	\$345,000	\$151,000	29
15	Bayfield	\$48,000	\$48,000	\$48,000	1	179	\$48,000	\$48,000	
16	Ignacio	\$0	\$0	\$0	0	0	\$0	\$0	
LAND (La Plata County Combined)**									1,000,000 +
17	Lots under 1 Acre	\$86,400	\$115,000	\$950,400	11	530	\$162,500	\$5,500	4
18	1 to 9.9 Acres	\$100,215	\$55,000	\$1,302,801	13	233	\$260,000	\$3,500	
19	10 to 34.99 Acres	\$175,000	\$175,000	\$175,000	1	309	\$175,000	\$175,000	TOTAL
20	35 Acres or More	\$351,450	\$116,250	\$3,514,500	10	250	\$2,375,000	\$40,000	186
21	Agricultural/ Farm & Ranch	\$331,833	\$250,000	\$995,500	3	154	\$660,000	\$85,500	
22	Multi-Family	\$0	\$0	\$0	0	0	\$0	\$0	
23	Durango Mountain Area Land	\$140,000	\$140,000	\$140,000	1	299	\$140,000	\$140,000	
BUSINESS & INCOME (La Plata County Combined)**									
24	Business Opportunities	\$360,000	\$360,000	\$360,000	1	438	\$360,000	\$360,000	
25	Commercial Land	\$105,000	\$105,000	\$105,000	1	435	\$105,000	\$105,000	
26	Mobile/Modular - No Land	\$40,700	\$40,700	\$81,400	2	47	\$42,900	\$38,500	
27	Multi-Family	\$518,000	\$518,000	\$518,000	1	173	\$518,000	\$518,000	
FRACTIONAL & TIMESHARES									
28	1/8 Fractional - ALL RESORTS	\$79,975	\$76,700	\$319,900	4	93	\$96,500	\$70,000	
29	1/4 Fractional - ALL RESORTS	\$0	\$0	\$0	0	0	\$0	\$0	

La Plata County Combined statistics includes: (Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa, Vallecito) . The ALL RESORTS area has been renamed to DURANGO MOUNTAIN AREA and is all property north of and including Rockwood in LaPlata County. Disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

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2016 1st Quarter Trends

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	Durango In Town Homes									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 414,594	\$ 472,535	\$ 387,866	\$ 356,014	\$ 405,055	\$ 412,276	\$ 388,944	\$ 379,640	\$ 467,830	\$ 459,950
Median Price	\$ 415,000	\$ 425,000	\$ 330,000	\$ 329,950	\$ 325,000	\$ 346,500	\$ 404,000	\$ 370,000	\$ 388,250	\$ 394,000
Total Volume	\$ 9,121,070	\$ 17,483,800	\$ 12,799,605	\$ 11,392,450	\$8,101,100	\$7,008,698	\$3,500,500	\$7,972,450	\$ 17,777,572	\$ 13,798,500
Number Sold	22	37	33	32	20	17	9	21	38	30
Avg. Days on Market	148	119	136	143	191	247	184	140	187	213
High Price	\$ 599,900	\$ 1,018,000	\$ 1,275,000	\$ 825,000	\$ 921,700	\$ 930,000	\$ 533,000	\$ 645,000	\$1,260,000	\$ 980,000
Low Price	\$ 287,500	\$ 299,900	\$ 219,900	\$ 228,000	\$ 200,000	\$ 240,500	\$ 237,500	\$ 251,000	\$ 230,000	\$ 218,000
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	-12%	17%	9%	-12%	-2%	6%	2%	-19%	2%	38%
Median Price	-2%	16%	0%	2%	-6%	-14%	9%	-5%	-1%	27%
Total Volume	-48%	11%	12%	41%	16%	100%	-56%	-55%	29%	6%
Number Sold	-41%	-5%	3%	60%	18%	89%	-57%	-45%	27%	-23%
Avg. Days on Market	24%	5%	-5%	-25%	-23%	34%	31%	-25%	-12%	57%
High Price	-41%	23%	55%	-10%	-1%	74%	-17%	-49%	29%	42%
Low Price	-4%	39%	-4%	14%	-17%	1%	-5%	9%	6%	68%
	Bayfield In Town Homes									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 292,166	\$ 284,500	\$ 276,900	\$ 169,816	\$ 192,700	\$ 242,416	\$ 242,666	\$ 295,300	\$ 269,891	\$ 262,392
Median Price	\$ 286,500	\$ 275,000	\$ 266,500	\$ 170,000	\$ 191,400	\$ 238,000	\$ 247,500	\$ 295,000	\$ 261,950	\$ 280,000
Total Volume	\$ 1,753,000	\$ 1,422,500	\$ 1,384,500	\$ 1,018,900	\$ 578,100	\$1,454,500	\$1,456,000	\$1,476,500	\$3,778,484	\$3,411,100
Number Sold	6	5	5	6	3	6	6	5	14	13
Avg. Days on Market	117	144	130	166	195	199	72	163	160	103
High Price	\$ 335,000	\$ 370,000	\$ 346,000	\$ 275,000	\$ 214,200	\$ 367,000	\$ 300,000	\$ 450,000	\$ 417,327	\$ 349,000
Low Price	\$ 242,000	\$ 220,000	\$ 195,000	\$ 60,000	\$ 172,500	\$ 162,500	\$ 190,000	\$ 213,000	\$ 205,000	\$ 181,500
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	3%	16%	63%	-12%	-21%	0%	-18%	9%	3%	17%
Median Price	4%	12%	57%	-11%	-20%	-4%	-16%	13%	-6%	32%
Total Volume	23%	-42%	36%	76%	-60%	0%	-1%	-61%	11%	279%
Number Sold	20%	-50%	-17%	100%	-50%	0%	20%	-64%	8%	225%
Avg. Days on Market	-19%	13%	-22%	-15%	-2%	176%	-56%	2%	55%	-16%
High Price	-9%	3%	26%	28%	-42%	22%	-33%	8%	20%	16%
Low Price	10%	65%	225%	-65%	6%	-14%	-11%	4%	13%	4%

2016 1st Quarter Trends

	Ignacio In Town Homes									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 150,000	\$ 235,000	\$ 108,250	\$ 139,750	\$ 239,900	\$ 161,000	\$ 209,000	\$ -	\$ -	\$ 213,000
Median Price	\$ 150,000	\$ 235,000	\$ 108,250	\$ 139,750	\$ 239,900	\$ 161,000	\$ 209,000	\$ -	\$ -	\$ 213,000
Total Volume	\$ 150,000	\$ 235,000	\$ 216,500	\$ 279,500	\$ 239,900	\$ 322,000	\$ 209,000	\$ -	\$ -	\$ 213,000
Number Sold	1	1	2	2	1	2	1	0	0	1
Avg. Days on Market	115	72	221	109	634	353	77	0	0	374
High Price	\$ 150,000	\$ 235,000	\$ 178,000	\$ 157,000	\$ 239,900	\$ 245,000	\$ 209,000	\$ -	\$ -	\$ 213,000
Low Price	\$ 150,000	\$ 235,000	\$ 38,500	\$ 122,500	\$ 239,900	\$ 77,000	\$ 209,000	\$ -	\$ -	\$ 213,000
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	-36%	0%	-23%	-42%	49%	-23%	0%	0%	-100%	143%
Median Price	-36%	0%	-23%	-42%	49%	-23%	0%	0%	-100%	143%
Total Volume	-36%	0%	-23%	17%	-25%	54%	0%	0%	-100%	143%
Number Sold	0%	0%	0%	100%	-50%	100%	0%	0%	-100%	0%
Avg. Days on Market	60%	0%	103%	-83%	80%	358%	0%	0%	-100%	-13%
High Price	-36%	0%	13%	-35%	-2%	17%	0%	0%	-100%	143%
Low Price	-36%	0%	-69%	-49%	212%	-63%	0%	0%	-100%	143%
	Country Homes - La Plata County Combined									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 394,176	\$ 373,647	\$ 365,839	\$ 360,292	\$ 318,231	\$ 424,875	\$ 392,298	\$ 459,404	\$ 412,624	\$ 425,990
Median Price	\$ 365,800	\$ 322,500	\$ 321,500	\$ 330,000	\$ 310,000	\$ 342,000	\$ 284,300	\$ 379,000	\$ 328,000	\$ 345,000
Total Volume	\$ 35,475,915	\$ 33,254,587	\$ 35,852,276	\$ 27,382,263	\$ 16,866,291	\$ 22,518,400	\$ 16,476,552	\$ 21,592,000	\$ 34,247,846	\$ 42,173,070
Number Sold	90	89	98	76	53	53	42	47	83	99
Avg. Days on Market	152	177	215	192	209	204	217	233	192	184
High Price	\$ 1,200,000	\$ 1,400,000	\$ 1,250,000	\$ 1,700,000	\$ 752,000	\$2,100,000	\$1,275,000	\$1,450,000	\$1,235,000	\$2,000,000
Low Price	\$ 69,500	\$ 135,000	\$ 56,736	\$ 59,000	\$ 58,800	\$ 47,500	\$ 140,000	\$ 61,500	\$ 55,000	\$ 86,900
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	5%	11%	2%	13%	-25%	8%	-15%	11%	-3%	34%
Median Price	13%	16%	-3%	6%	-9%	20%	-25%	16%	-5%	29%
Total Volume	7%	20%	31%	62%	-25%	37%	-24%	-37%	-19%	30%
Number Sold	1%	9%	29%	43%	0%	26%	-11%	-43%	-16%	-3%
Avg. Days on Market	-14%	1%	12%	-8%	2%	-6%	-7%	21%	4%	-2%
High Price	-14%	3%	-26%	126%	-64%	65%	-12%	17%	-38%	29%
Low Price	-49%	184%	-4%	0%	24%	-66%	128%	12%	-37%	67%

2016 1st Quarter Trends

	Country Homes - Durango									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 422,201	\$ 427,664	\$ 426,419	\$ 380,387	\$ 369,174	\$ 474,402	\$ 538,436	\$ 518,620	\$ 461,341	\$ 468,956
Median Price	\$ 382,500	\$ 380,000	\$ 347,450	\$ 345,000	\$ 373,500	\$ 347,500	\$ 385,000	\$ 500,000	\$ 423,000	\$ 378,500
Total Volume	\$ 26,176,515	\$ 26,087,537	\$ 28,996,510	\$ 19,780,163	\$ 11,444,400	\$ 17,078,500	\$ 10,230,297	\$ 18,151,700	\$ 21,221,696	\$ 30,951,100
Number Sold	62	61	68	52	31	36	19	35	46	66
Avg. Days on Market	149	155	199	184	192	176	223	247	182	175
High Price	\$ 1,185,000	\$ 1,400,000	\$ 1,250,000	\$ 1,700,000	\$ 752,000	\$2,100,000	\$1,275,000	\$1,450,000	\$1,235,000	\$2,000,000
Low Price	\$ 69,500	\$ 135,000	\$ 93,000	\$ 59,000	\$ 100,000	\$ 47,500	\$ 150,000	\$ 180,000	\$ 55,000	\$ 166,000
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	-1%	5%	12%	3%	-22%	-12%	4%	12%	-2%	30%
Median Price	1%	9%	1%	-8%	7%	-10%	-23%	18%	12%	33%
Total Volume	0%	43%	47%	73%	-33%	67%	-44%	-14%	-31%	56%
Number Sold	2%	36%	31%	68%	-14%	89%	-46%	-24%	-30%	20%
Avg. Days on Market	-4%	5%	8%	-4%	9%	-21%	-10%	36%	4%	-6%
High Price	-15%	3%	-26%	126%	-64%	65%	-12%	17%	-38%	29%
Low Price	-49%	25%	58%	-41%	111%	-68%	-17%	227%	-67%	219%
	Country Homes - Bayfield									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 394,817	\$ 258,128	\$ 251,791	\$ 308,943	\$ 217,287	\$ 328,908	\$ 290,950	\$ 276,630	\$ 366,928	\$ 410,209
Median Price	\$ 374,900	\$ 251,500	\$ 225,000	\$ 232,450	\$ 198,425	\$ 311,000	\$ 257,000	\$ 284,000	\$ 269,850	\$ 332,159
Total Volume	\$ 6,711,900	\$ 4,130,050	\$ 5,791,200	\$ 4,943,100	\$2,607,451	\$3,946,900	\$4,946,155	\$2,766,300	\$8,439,350	\$7,383,769
Number Sold	17	16	23	16	12	12	17	10	23	18
Avg. Days on Market	121	182	215	202	216	240	233	127	217	248
High Price	\$ 1,200,000	\$ 395,000	\$ 519,000	\$ 840,000	\$ 370,000	\$ 530,000	\$ 515,000	\$ 525,000	\$1,175,000	\$1,650,000
Low Price	\$ 136,500	\$ 159,000	\$ 63,000	\$ 62,200	\$ 58,800	\$ 214,000	\$ 170,000	\$ 61,500	\$ 160,000	\$ 178,000
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	53%	-7%	-18%	42%	-34%	13%	5%	-25%	-11%	50%
Median Price	49%	7%	-3%	17%	-36%	21%	-10%	5%	-19%	38%
Total Volume	63%	-45%	17%	90%	-34%	-20%	79%	-67%	14%	-23%
Number Sold	6%	-41%	44%	33%	0%	-29%	70%	-57%	28%	-49%
Avg. Days on Market	-34%	-15%	6%	-6%	-10%	3%	83%	-41%	-13%	36%
High Price	204%	-28%	-38%	127%	-30%	3%	-2%	-55%	-29%	136%
Low Price	-14%	235%	1%	6%	-73%	26%	176%	-62%	-10%	116%

2016 1st Quarter Trends

	Country Homes - Ignacio									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 262,500	\$ 273,750	\$ 135,430	\$ 333,000	\$ 244,562	\$ 412,750	\$ 233,333	\$ 295,000	\$ 274,500	\$ 190,700
Median Price	\$ 227,500	\$ 265,000	\$ 135,430	\$ 300,000	\$ 222,000	\$ 412,750	\$ 250,000	\$ 295,000	\$ 236,500	\$ 185,000
Total Volume	\$ 1,050,000	\$ 1,095,000	\$ 135,430	\$ 1,665,000	\$1,711,940	\$ 825,500	\$ 700,000	\$ 295,000	\$1,098,000	\$ 953,501
Number Sold	4	4	1	5	7	2	3	1	4	5
Avg. Days on Market	157	314	100	128	141	122	180	681	224	92
High Price	\$ 465,000	\$ 345,000	\$ 135,430	\$ 440,000	\$ 599,900	\$ 427,500	\$ 265,000	\$ 295,000	\$ 455,000	\$ 265,000
Low Price	\$ 130,000	\$ 220,000	\$ 135,430	\$ 240,000	\$ 80,000	\$ 398,000	\$ 185,000	\$ 295,000	\$ 170,000	\$ 118,001
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	-4%	8%	-59%	36%	-41%	77%	-21%	7%	44%	-29%
Median Price	-14%	33%	-55%	35%	-46%	65%	-15%	25%	28%	-23%
Total Volume	-4%	8%	-92%	-3%	107%	18%	137%	-73%	15%	-49%
Number Sold	0%	0%	-80%	-29%	250%	-33%	200%	-75%	-20%	-29%
Avg. Days on Market	-50%	220%	-22%	-9%	16%	-32%	-74%	204%	143%	-66%
High Price	35%	-22%	-69%	-27%	40%	61%	-10%	-35%	72%	-46%
Low Price	-41%	29%	-44%	200%	-80%	115%	-37%	74%	44%	-19%
	Country Homes - Vallecito									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1		
Average Price	\$ 219,642	\$ 242,750	\$ 154,856	\$ 331,333	\$ 367,500	\$ 222,500	\$ 200,033	\$ 379,000		
Median Price	\$ 202,000	\$ 227,500	\$ 97,250	\$ 280,000	\$ 390,000	\$ 185,000	\$ 168,500	\$ 379,000		
Total Volume	\$ 1,537,500	\$ 1,942,000	\$ 929,136	\$ 994,000	\$1,102,500	\$ 667,500	\$ 600,100	\$ 379,000		
Number Sold	7	8	6	3	3	3	3	1		
Avg. Days on Market	249	267	426	388	518	456	132	327		
High Price	\$ 365,000	\$ 350,000	\$ 490,000	\$ 575,000	\$ 465,000	\$ 340,000	\$ 291,600	\$ 379,000		
Low Price	\$ 114,000	\$ 187,000	\$ 56,736	\$ 139,000	\$ 247,500	\$ 142,500	\$ 140,000	\$ 379,000		
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008		
Average Price	-10%	66%	-53%	-10%	65%	11%	-47%	0%		
Median Price	-11%	215%	-65%	-28%	111%	10%	-56%	0%		
Total Volume	-21%	122%	-7%	-10%	65%	11%	58%	0%		
Number Sold	-13%	33%	100%	0%	0%	0%	200%	0%		
Avg. Days on Market	-7%	-6%	10%	-25%	14%	245%	-60%	0%		
High Price	4%	4%	-15%	24%	37%	17%	-23%	0%		
Low Price	-39%	274%	-59%	-44%	74%	2%	-63%	0%		

2016 1st Quarter Trends

	Country Homes - Durango Mountain Area (used to be RESORTS)									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 1,564,375	\$ 2,425,000	\$ 735,000	\$ 412,500	\$ 470,360	\$1,300,000	\$ 105,000	\$ 787,000	\$ 427,500	\$2,243,000
Median Price	\$ 1,348,750	\$ 2,425,000	\$ 735,000	\$ 412,500	\$ 540,000	\$1,300,000	\$ 105,000	\$ 787,000	\$ 317,500	\$2,243,000
Total Volume	\$ 6,257,500	\$ 2,425,000	\$ 735,000	\$ 825,000	\$2,351,800	\$1,300,000	\$ 105,000	\$1,574,000	\$1,710,000	\$2,243,000
Number Sold	4	1	1	2	5	1	1	2	4	1
Avg. Days on Market	300	268	406	777	442	230	196	410	341	147
High Price	\$ 3,025,000	\$ 2,425,000	\$ 735,000	\$ 505,000	\$ 750,000	\$1,300,000	\$ 105,000	\$ 899,000	\$ 825,000	\$2,243,000
Low Price	\$ 535,000	\$ 2,425,000	\$ 735,000	\$ 320,000	\$ 170,000	\$1,300,000	\$ 105,000	\$ 675,000	\$ 250,000	\$2,243,000
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	-35%	227%	78%	-12%	-64%	1138%	-87%	84%	-81%	0%
Median Price	-44%	214%	78%	-24%	-58%	1138%	-87%	148%	-86%	0%
Total Volume	158%	-18%	-11%	-65%	81%	1138%	-93%	-8%	-24%	0%
Number Sold	300%	-75%	-50%	-60%	400%	0%	-50%	-50%	300%	0%
Avg. Days on Market	12%	-53%	-48%	76%	92%	17%	-52%	20%	132%	0%
High Price	25%	146%	46%	-33%	-42%	1138%	-88%	9%	-63%	0%
Low Price	-78%	457%	130%	88%	-87%	1138%	-84%	170%	-89%	0%
	Condo/Townhomes - Durango									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 340,170	\$ 312,888	\$ 264,791	\$ 243,363	\$ 271,616	\$ 273,664	\$ 251,846	\$ 255,163	\$ 338,738	\$ 296,966
Median Price	\$ 334,000	\$ 305,000	\$ 235,000	\$ 199,000	\$ 227,450	\$ 267,000	\$ 250,750	\$ 229,000	\$ 332,450	\$ 282,900
Total Volume	\$ 15,988,009	\$ 10,325,323	\$ 8,208,534	\$ 7,300,900	\$ 7,605,271	\$ 10,672,900	\$ 2,518,463	\$ 11,227,189	\$8,807,200	\$8,612,014
Number Sold	47	33	31	30	28	39	10	44	26	29
Avg. Days on Market	102	121	276	315	202	270	305	141	253	215
High Price	\$ 799,000	\$ 675,000	\$ 664,209	\$ 525,000	\$ 505,000	\$ 417,500	\$ 385,000	\$ 585,000	\$1,000,000	\$ 599,000
Low Price	\$ 45,000	\$ 108,000	\$ 104,500	\$ 80,000	\$ 129,000	\$ 94,000	\$ 159,000	\$ 132,660	\$ 125,000	\$ 119,500
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	9%	14%	9%	-10%	-1%	9%	-1%	-25%	14%	10%
Median Price	10%	21%	18%	-13%	-15%	6%	9%	-31%	18%	11%
Total Volume	55%	110%	12%	-4%	-29%	324%	-78%	27%	2%	-54%
Number Sold	42%	83%	3%	7%	-28%	290%	-77%	69%	-10%	-58%
Avg. Days on Market	-16%	8%	-12%	56%	-25%	-11%	116%	-44%	18%	-27%
High Price	18%	26%	27%	4%	21%	8%	-34%	-42%	67%	-20%
Low Price	-58%	14%	31%	-38%	37%	-41%	20%	6%	5%	157%

2016 1st Quarter Trends

	Condo/Townhomes - Bayfield									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	
Average Price	\$ 139,000	\$ 184,500	\$ -	\$ 171,000	\$ -	\$ 210,750	\$ -	\$ 227,562	\$ 225,408	
Median Price	\$ 139,000	\$ 184,500	\$ -	\$ 171,000	\$ -	\$ 210,750	\$ -	\$ 227,562	\$ 228,070	
Total Volume	\$ 139,000	\$ 369,000	\$ -	\$ 171,000	\$ -	\$ 421,500	\$ -	\$ 455,125	\$1,127,043	
Number Sold	1	2	0	1	0	2	0	2	5	
Avg. Days on Market	81	57	0	170	0	538	0	142	329	
High Price	\$ 139,000	\$ 185,000	\$ -	\$ 171,000	\$ -	\$ 219,500	\$ -	\$ 228,625	\$ 242,895	
Low Price	\$ 139,000	\$ 184,000	\$ -	\$ 171,000	\$ -	\$ 202,000	\$ -	\$ 226,500	\$ 212,500	
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	
Average Price	-25%	0%	-100%	0%	-100%	0%	-100%	1%	0%	
Median Price	-25%	0%	-100%	0%	-100%	0%	-100%	0%	0%	
Total Volume	-62%	0%	-100%	0%	-100%	0%	-100%	-60%	0%	
Number Sold	-50%	0%	-100%	0%	-100%	0%	-100%	-60%	0%	
Avg. Days on Market	42%	0%	-100%	0%	-100%	0%	-100%	-57%	0%	
High Price	-25%	0%	-100%	0%	-100%	0%	-100%	-6%	0%	
Low Price	-24%	0%	-100%	0%	-100%	0%	-100%	7%	0%	
	Condo/Townhomes - Durango Mountain Area (used to be RESORTS)									
	2016 Q1	2015 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1
Average Price	\$ 222,883	\$ 402,900	\$ 168,340	\$ 232,323	\$ 327,250	\$ 363,373	\$ 396,027	\$ 437,952	\$ 340,146	\$ 360,313
Median Price	\$ 208,000	\$ 400,000	\$ 97,500	\$ 155,000	\$ 250,000	\$ 306,100	\$ 389,500	\$ 285,000	\$ 187,500	\$ 301,500
Total Volume	\$ 4,011,900	\$ 6,849,300	\$ 3,366,800	\$ 3,949,500	\$4,908,750	\$4,723,850	\$3,960,277	\$4,817,480	\$4,421,900	\$8,647,514
Number Sold	18	17	20	17	15	13	10	11	13	24
Avg. Days on Market	270	242	365	361	526	423	301	286	167	210
High Price	\$ 560,000	\$ 1,305,000	\$ 560,000	\$ 1,467,000	\$ 675,000	\$1,102,500	\$ 799,900	\$ 935,000	\$1,170,000	\$1,603,193
Low Price	\$ 65,000	\$ 37,000	\$ 19,900	\$ 27,500	\$ 57,750	\$ 32,750	\$ 60,000	\$ 75,000	\$ 110,000	\$ 61,000
	Percent Change from Previous Year									
	2016 Q1	2015	2013	2012	2011	2010	2009	2008	2007	2006
Average Price	-45%	68%	-28%	-29%	-10%	-8%	-10%	29%	-6%	75%
Median Price	-48%	134%	-37%	-38%	-18%	-21%	37%	52%	-38%	219%
Total Volume	-41%	79%	-15%	-20%	4%	19%	-18%	9%	-49%	-11%
Number Sold	6%	6%	18%	13%	15%	30%	-9%	-15%	-46%	-49%
Avg. Days on Market	12%	42%	1%	-31%	24%	41%	5%	71%	-20%	6%
High Price	-57%	58%	-62%	117%	-39%	38%	-14%	-20%	-27%	121%
Low Price	76%	-33%	-28%	-52%	76%	-45%	-20%	-32%	80%	336%

**La Plata County Combined statistics includes: Durango, Bayfield, Ignacio, All Resorts and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics. * Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

2016 1st Quarter Trends

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1/8 Share Fractional - Durango Mountain Area										
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	
Average Price	\$ 79,975	\$ 127,450	\$ -	\$ 130,133	\$ -	\$ 89,950	\$ -	\$ 194,304	\$ -	
Median Price	\$ 76,700	\$ 127,450	\$ -	\$ 99,500	\$ -	\$ 89,950	\$ 346,500	\$ 159,900	\$ -	
Total Volume	\$ 319,900	\$ 254,900	\$ -	\$ 390,400	\$ -	\$ 89,950	\$ -	\$ 971,520	\$ -	
Number Sold	4	2	0	3	0	1	0	5	0	
Avg. Days on Market	93	412	0	658	0	995	0	287	0	
High Price	\$ 96,500	\$ 179,900	\$ -	\$ 211,000	\$ -	\$ 89,950	\$ -	\$ 309,900	\$ -	
Low Price	\$ 70,000	\$ 75,000	\$ -	\$ 79,900	\$ -	\$ 89,950	\$ -	\$ 143,910	\$ -	
Percent Change from Previous Year										
	2015	2015	2014	2013	2012	2011	2010	2009	2008	
Average Price	-37%	0%	-100%	0%	-100%	0%	-100%	0%		
Median Price	-40%	0%	-100%	0%	-100%	-74%	117%	0%		
Total Volume	26%	0%	-100%	0%	-100%	0%	-100%	0%		
Number Sold	100%	0%	-100%	0%	-100%	0%	-100%	0%		
Avg. Days on Market	-77%	0%	-100%	0%	-100%	0%	-100%	0%		
High Price	-46%	0%	-100%	0%	-100%	0%	-100%	0%		
Low Price	-7%	0%	-100%	0%	-100%	0%	-100%	0%		
1/4 Share Fractional - Durango Mountain Area										
	2015 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1	2008 Q1	
Average Price	\$ -	\$ -	\$ 23,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Median Price	\$ -	\$ -	\$ 23,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Total Volume	\$ -	\$ -	\$ 23,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Number Sold	0	0	1	0	0	0	0	0	0	
Avg. Days on Market	0	0	468	0	0	0	0	0	0	
High Price	\$ -	\$ -	\$ 23,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Low Price	\$ -	\$ -	\$ 23,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
Percent Change from Previous Year										
	2015	2015	2014	2013	2012	2011	2010	2009	2008	2007
Average Price	0%	-100%	0%	0%	0%	0%	0%	0%	0%	
Median Price	0%	-100%	0%	0%	0%	0%	0%	0%	0%	
Total Volume	0%	-100%	0%	0%	0%	0%	0%	0%	0%	
Number Sold	0%	-100%	0%	0%	0%	0%	0%	0%	0%	
Avg. Days on Market	0%	-100%	0%	0%	0%	0%	0%	0%	0%	
High Price	0%	-100%	0%	0%	0%	0%	0%	0%	0%	
Low Price	0%	-100%	0%	0%	0%	0%	0%	0%	0%	

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* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

2016 1st Quarter Trends

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Farm/Ranch (La Plata County Combined)								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 739,500	\$ -	\$ -	\$ 1,275,000	\$ 80,000	\$ -	\$ 250,000	\$ 5,415,000
Median Price	\$ 739,500	\$ -	\$ -	\$ 1,275,000	\$ 80,000	\$ -	\$ 250,000	\$ 5,415,000
Total Volume	\$ 1,479,000	\$ -	\$ -	\$ 1,275,000	\$ 80,000	\$ -	\$ 346,500	\$ 10,830,000
Number Sold	2	0	0	1	1	0	1	2
Avg. Days on Market	288	0	0	367	124	0	1009	98
High Price	\$ 779,000	\$ -	\$ -	\$ 1,275,000	\$ 80,000	\$ -	\$ 250,000	\$ 10,320,000
Low Price	\$ 700,000	\$ -	\$ -	\$ 1,275,000	\$ 80,000	\$ -	\$ 250,000	\$ 510,000
Farm/Ranch (La Plata County Combined)								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	0%	0%	-100%	1494%	0%	-100%	-95%	0%
Median Price	0%	0%	-100%	1494%	0%	-100%	-95%	0%
Total Volume	0%	0%	-100%	1494%	0%	-100%	-97%	0%
Number Sold	0%	0%	-100%	0%	0%	-100%	-50%	0%
Avg. Days on Market	0%	0%	-100%	196%	0%	-100%	930%	0%
High Price	0%	0%	-100%	1494%	0%	-100%	-98%	0%
Low Price	0%	0%	-100%	1494%	0%	-100%	-51%	0%
Land (InTown) Durango								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 220,750	\$ 224,755	\$ 241,225	\$ 116,156	\$ 210,860	\$ 224,000	\$ 87,500	\$ -
Median Price	\$ 193,500	\$ 179,000	\$ 220,000	\$ 124,875	\$ 249,500	\$ 224,000	\$ 87,500	\$ -
Total Volume	\$ 883,000	\$ 2,022,800	\$ 964,900	\$ 464,625	\$ 1,054,300	\$ 448,000	\$ 175,000	\$ -
Number Sold	4	9	4	4	5	2	2	0
Avg. Days on Market	291	204	336	56	451	663	288	0
High Price	\$ 345,000	\$ 427,500	\$ 374,900	\$ 125,000	\$ 325,000	\$ 250,000	\$ 110,000	\$ -
Low Price	\$ 151,000	\$ 130,000	\$ 150,000	\$ 89,875	\$ 95,000	\$ 198,000	\$ 65,000	\$ -
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	-2%	-7%	108%	-45%	-6%	156%	0%	-100%
Median Price	8%	-19%	76%	-50%	11%	156%	0%	-100%
Total Volume	-56%	110%	108%	-56%	135%	156%	0%	-100%
Number Sold	-56%	125%	0%	-20%	150%	0%	0%	-100%
Avg. Days on Market	43%	-39%	500%	-88%	-32%	130%	0%	-100%
High Price	-19%	14%	200%	-62%	30%	127%	0%	-100%
Low Price	16%	-13%	67%	-5%	-52%	205%	0%	-100%

2016 1st Quarter Trends

Land (In Town) Bayfield								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 48,000	\$ 90,000	\$ 48,000	\$ 33,000	\$ -	\$ 1,200,000	\$ -	\$ 49,900
Median Price	\$ 48,000	\$ 90,000	\$ 48,000	\$ 33,000	\$ -	\$ 1,200,000	\$ -	\$ 49,900
Total Volume	\$ 48,000	\$ 90,000	\$ 96,000	\$ 33,000	\$ -	\$ 1,200,000	\$ -	\$ 49,900
Number Sold	1	1	2	1	0	1	0	1
Avg. Days on Market	179	323	146	410	0	511	0	617
High Price	\$ 48,000	\$ 90,000	\$ 65,000	\$ 33,000	\$ -	\$ 1,200,000	\$ -	\$ 49,900
Low Price	\$ 48,000	\$ 90,000	\$ 31,000	\$ 33,000	\$ -	\$ 1,200,000	\$ -	\$ 49,900
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	-47%	88%	45%	0%	-100%	0%	-100%	-21%
Median Price	-47%	88%	45%	0%	-100%	0%	-100%	-23%
Total Volume	-47%	-6%	191%	0%	-100%	0%	-100%	-74%
Number Sold	0%	-50%	100%	0%	-100%	0%	-100%	-67%
Avg. Days on Market	-45%	121%	-64%	0%	-100%	0%	-100%	158%
High Price	-47%	38%	97%	0%	-100%	0%	-100%	-28%
Low Price	-47%	190%	-6%	0%	-100%	0%	-100%	-9%
Land (In Town) Ignacio								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Median Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Number Sold	0	0	0	0	0	0	0	0
Avg. Days on Market	0	0	0	0	0	0	0	0
High Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Low Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	0%	0%	0%	0%	0%	0%	0%	0%
Median Price	0%	0%	0%	0%	0%	0%	0%	0%
Total Volume	0%	0%	0%	0%	0%	0%	0%	0%
Number Sold	0%	0%	0%	0%	0%	0%	0%	0%
Avg. Days on Market	0%	0%	0%	0%	0%	0%	0%	0%
High Price	0%	0%	0%	0%	0%	0%	0%	0%
Low Price	0%	0%	0%	0%	0%	0%	0%	0%

2016 1st Quarter Trends

Land (La Plata County Combined) Lots Under 1 Acre								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 86,400	\$ 119,625	\$ 106,515	\$ 126,875	\$ 107,633	\$ 84,450	\$ 30,000	\$ 23,000
Median Price	\$ 115,000	\$ 119,250	\$ 119,900	\$ 123,750	\$ 110,000	\$ 92,500	\$ 30,000	\$ 23,000
Total Volume	\$ 950,400	\$ 957,000	\$ 1,065,150	\$ 507,500	\$ 322,900	\$ 337,800	\$ 30,000	\$ 23,000
Number Sold	11	8	10	4	3	4	1	1
Avg. Days on Market	530	207	122	39	130	423	337	41
High Price	\$ 162,500	\$ 215,000	\$ 140,000	\$ 165,000	\$ 117,000	\$ 140,000	\$ 30,000	\$ 23,000
Low Price	\$ 5,500	\$ 24,000	\$ 23,500	\$ 95,000	\$ 95,900	\$ 12,800	\$ 30,000	\$ 23,000
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	-28%	12%	-16%	18%	27%	182%	30%	-83%
Median Price	-4%	-1%	-3%	13%	19%	208%	30%	-83%
Total Volume	-1%	-10%	110%	57%	-4%	1026%	30%	-92%
Number Sold	38%	-20%	150%	33%	-25%	300%	0%	-50%
Avg. Days on Market	156%	70%	213%	-70%	-69%	26%	722%	-87%
High Price	-24%	54%	-15%	41%	-16%	367%	30%	-85%
Low Price	-77%	2%	-75%	-1%	649%	-57%	30%	-81%
Land (La Plata County Combined) from 1 - 9.99 Acres								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 100,215	\$ 123,106	\$ 107,950	\$ 170,541	\$ 158,666	\$ 220,000	\$ 113,300	\$ 150,158
Median Price	\$ 55,000	\$ 81,250	\$ 78,500	\$ 182,500	\$ 219,000	\$ 195,000	\$ 115,000	\$ 115,000
Total Volume	\$ 1,302,801	\$ 969,700	\$ 1,079,500	\$ 2,046,500	\$ 476,000	\$ 1,100,000	\$ 566,500	\$ 900,950
Number Sold	13	16	10	12	3	5	5	6
Avg. Days on Market	233	194	354	338	237	150	401	493
High Price	\$ 260,000	\$ 415,000	\$ 330,000	\$ 425,000	\$ 242,000	\$ 300,000	\$ 139,000	\$ 280,000
Low Price	\$ 3,500	\$ 29,500	\$ 16,500	\$ 22,500	\$ 15,000	\$ 150,000	\$ 87,500	\$ 63,450
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	-19%	14%	-37%	7%	-28%	94%	-25%	31%
Median Price	-32%	4%	-57%	-17%	12%	70%	0%	37%
Total Volume	34%	-10%	-47%	330%	-57%	94%	-37%	97%
Number Sold	-19%	60%	-17%	300%	-40%	0%	-17%	50%
Avg. Days on Market	20%	-45%	5%	43%	58%	-63%	-19%	5%
High Price	-37%	26%	-22%	76%	-19%	116%	-50%	12%
Low Price	-88%	79%	-27%	50%	-90%	71%	38%	59%

2016 1st Quarter Trends

Land (La Plata County Combined) 10 to 34.99 Acres								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 175,000	\$ 577,333	\$ 77,000	\$ 238,750	\$ -	\$ -	\$ -	\$ -
Median Price	\$ 175,000	\$ 175,000	\$ 77,000	\$ 238,750	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ 175,000	\$ 5,196,000	\$ 77,000	\$ 477,500	\$ -	\$ -	\$ -	\$ -
Number Sold	1	9	1	2	0	0	0	0
Avg. Days on Market	309	238	218	91	0	0	0	0
High Price	\$ 175,000	\$ 1,295,000	\$ 77,000	\$ 325,000	\$ -	\$ -	\$ -	\$ -
Low Price	\$ 175,000	\$ 14,000	\$ 77,000	\$ 152,500	\$ -	\$ -	\$ -	\$ -
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	-70%	650%	-68%	0%	0%	0%	0%	-100%
Median Price	0%	127%	-68%	0%	0%	0%	0%	-100%
Total Volume	-97%	6648%	-84%	0%	0%	0%	0%	-100%
Number Sold	-89%	800%	-50%	0%	0%	0%	0%	-100%
Avg. Days on Market	30%	9%	140%	0%	0%	0%	0%	-100%
High Price	-86%	1582%	-76%	0%	0%	0%	0%	-100%
Low Price	1150%	-82%	-50%	0%	0%	0%	0%	-100%
Land (La Plata County Combined) 35 Acres +								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 351,450	\$ 222,166	\$ 164,296	\$ 126,500	\$ 107,875	\$ 351,250	\$ 253,875	\$ 471,250
Median Price	\$ 116,250	\$ 202,250	\$ 150,000	\$ 103,000	\$ 110,750	\$ 282,500	\$ 220,000	\$ 517,500
Total Volume	\$ 3,514,500	\$ 1,333,000	\$ 1,150,078	\$ 506,000	\$ 431,500	\$ 1,405,000	\$ 1,523,251	\$ 1,885,000
Number Sold	10	6	7	4	4	4	6	4
Avg. Days on Market	250	259	505	472	725	524	257	412
High Price	\$ 2,375,000	\$ 500,000	\$ 355,000	\$ 250,000	\$ 170,000	\$ 625,000	\$ 582,000	\$ 565,000
Low Price	\$ 40,000	\$ 37,000	\$ 35,000	\$ 50,000	\$ 40,000	\$ 215,000	\$ 117,500	\$ 285,000
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	58%	35%	30%	17%	-69%	38%	-46%	-35%
Median Price	-43%	35%	46%	-7%	-61%	28%	-57%	139%
Total Volume	164%	16%	127%	17%	-69%	-8%	-19%	-35%
Number Sold	67%	-14%	75%	0%	0%	-33%	50%	0%
Avg. Days on Market	-3%	-49%	7%	-35%	38%	104%	-38%	-10%
High Price	375%	41%	42%	47%	-73%	7%	3%	-76%
Low Price	8%	6%	-30%	25%	-81%	83%	-59%	338%

2016 1st Quarter Trends

Land (La Plata County Combined) Farm And Ranch								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 331,833	\$ -	\$ -	\$ -	\$ 234,000	\$ 145,000	\$ -	\$ 120,000
Median Price	\$ 250,000	\$ -	\$ -	\$ -	\$ 234,000	\$ 145,000	\$ -	\$ 120,000
Total Volume	\$ 995,500	\$ -	\$ -	\$ -	\$ 234,000	\$ 145,000	\$ -	\$ 120,000
Number Sold	3	0	0	0	1	1	0	1
Avg. Days on Market	154	0	0	0	650	86	0	217
High Price	\$ 660,000	\$ -	\$ -	\$ -	\$ 234,000	\$ 145,000	\$ -	\$ 120,000
Low Price	\$ 85,500	\$ -	\$ -	\$ -	\$ 234,000	\$ 145,000	\$ -	\$ 120,000
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	0%	0%	0%	-100%	61%	0%	-100%	0%
Median Price	0%	0%	0%	-100%	61%	0%	-100%	0%
Total Volume	0%	0%	0%	-100%	61%	0%	-100%	0%
Number Sold	0%	0%	0%	-100%	0%	0%	-100%	0%
Avg. Days on Market	0%	0%	0%	-100%	656%	0%	-100%	0%
High Price	0%	0%	0%	-100%	61%	0%	-100%	0%
Low Price	0%	0%	0%	-100%	61%	0%	-100%	0%
Land (La Plata County Combined) Multi-Family								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Median Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Number Sold	0	0	0	0	0	0	0	0
Avg. Days on Market	0	0	0	0	0	0	0	0
High Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Low Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	0%	0%	0%	0%	0%	0%	0%	0%
Median Price	0%	0%	0%	0%	0%	0%	0%	0%
Total Volume	0%	0%	0%	0%	0%	0%	0%	0%
Number Sold	0%	0%	0%	0%	0%	0%	0%	0%
Avg. Days on Market	0%	0%	0%	0%	0%	0%	0%	0%
High Price	0%	0%	0%	0%	0%	0%	0%	0%
Low Price	0%	0%	0%	0%	0%	0%	0%	0%

2016 1st Quarter Trends

Land (La Plata County Combined) Durango Mountain Area								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 140,000	\$ 175,300	\$ 236,428	\$ 159,375	\$ 104,633	\$ 110,000	\$ -	\$ -
Median Price	\$ 140,000	\$ 193,000	\$ 105,000	\$ 171,875	\$ 60,000	\$ 110,000	\$ -	\$ -
Total Volume	\$ 140,000	\$ 525,900	\$ 1,655,000	\$ 637,500	\$ 313,900	\$ 110,000	\$ -	\$ -
Number Sold	1	3	7	4	3	1	0	0
Avg. Days on Market	299	200	280	257	131	111	0	0
High Price	\$ 140,000	\$ 203,000	\$ 1,150,000	\$ 210,000	\$ 204,000	\$ 110,000	\$ -	\$ -
Low Price	\$ 140,000	\$ 129,900	\$ 44,500	\$ 83,750	\$ 49,900	\$ 110,000	\$ -	\$ -
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	-20%	-26%	48%	52%	-5%	0%	0%	-100%
Median Price	-27%	84%	-39%	186%	-45%	0%	0%	-100%
Total Volume	-73%	-68%	160%	103%	185%	0%	0%	-100%
Number Sold	-67%	-57%	75%	33%	200%	0%	0%	-100%
Avg. Days on Market	50%	-29%	9%	96%	18%	0%	0%	-100%
High Price	-31%	-82%	448%	3%	85%	0%	0%	-100%
Low Price	8%	192%	-47%	68%	-55%	0%	0%	-100%
Business & Income (La Plata County Combined) Business Opportunities								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 360,000	\$ 80,000	\$ 62,500	\$ 93,200	\$ -	\$ -	\$ -	\$ 365,000
Median Price	\$ 360,000	\$ 80,000	\$ 62,500	\$ 93,200	\$ -	\$ -	\$ -	\$ 365,000
Total Volume	\$ 360,000	\$ 80,000	\$ 125,000	\$ 186,400	\$ -	\$ -	\$ -	\$ 730,000
Number Sold	1	1	2	2	0	0	0	2
Avg. Days on Market	438	144	281	219	0	0	0	187
High Price	\$ 360,000	\$ 80,000	\$ 75,000	\$ 102,400	\$ -	\$ -	\$ -	\$ 530,000
Low Price	\$ 360,000	\$ 80,000	\$ 50,000	\$ 84,000	\$ -	\$ -	\$ -	\$ 200,000
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	350%	28%	-33%	0%	0%	0%	-100%	631%
Median Price	350%	28%	-33%	0%	0%	0%	-100%	631%
Total Volume	350%	-36%	-33%	0%	0%	0%	-100%	1363%
Number Sold	0%	-50%	0%	0%	0%	0%	-100%	100%
Avg. Days on Market	204%	-49%	28%	0%	0%	0%	-100%	13%
High Price	350%	7%	-27%	0%	0%	0%	-100%	962%
Low Price	350%	60%	-40%	0%	0%	0%	-100%	301%

2016 1st Quarter Trends

Business & Income (La Plata County Combined) Commercial Land								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 105,000	\$ -	\$ 310,000	\$ 134,000	\$ 340,000	\$ 421,875	\$ -	\$ 320,000
Median Price	\$ 105,000	\$ -	\$ 310,000	\$ 134,000	\$ 340,000	\$ 377,250	\$ -	\$ 320,000
Total Volume	\$ 105,000	\$ -	\$ 310,000	\$ 134,000	\$ 340,000	\$ 1,687,500	\$ -	\$ 320,000
Number Sold	1	0	1	1	1	4	0	1
Avg. Days on Market	435	0	249	1068	251	376	0	49
High Price	\$ 105,000	\$ -	\$ 310,000	\$ 134,000	\$ 340,000	\$ 740,000	\$ -	\$ 320,000
Low Price	\$ 105,000	\$ -	\$ 310,000	\$ 134,000	\$ 340,000	\$ 193,000	\$ -	\$ 320,000
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	0%	-100%	131%	-61%	-19%	0%	-100%	-66%
Median Price	0%	-100%	131%	-61%	-10%	0%	-100%	-95%
Total Volume	0%	-100%	131%	-61%	-80%	0%	-100%	-89%
Number Sold	0%	-100%	0%	0%	-75%	0%	-100%	-67%
Avg. Days on Market	0%	-100%	-77%	325%	-33%	0%	-100%	-87%
High Price	0%	-100%	131%	-61%	-54%	0%	-100%	-78%
Low Price	0%	-100%	131%	-61%	76%	0%	-100%	2%
Business & Income (La Plata County Combined) Mobile/Modular - No Land								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 40,700	\$ 17,000	\$ -	\$ -	\$ -	\$ 10,500	\$ -	\$ 22,500
Median Price	\$ 40,700	\$ 17,000	\$ -	\$ -	\$ -	\$ 10,500	\$ -	\$ 22,500
Total Volume	\$ 81,400	\$ 17,000	\$ -	\$ -	\$ -	\$ 21,000	\$ -	\$ 45,000
Number Sold	2	1	0	0	0	2	0	2
Avg. Days on Market	47	20	0	0	0	143	0	196
High Price	\$ 42,900	\$ 17,000	\$ -	\$ -	\$ -	\$ 12,000	\$ -	\$ 28,000
Low Price	\$ 38,500	\$ 17,000	\$ -	\$ -	\$ -	\$ 9,000	\$ -	\$ 17,000
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	139%	0%	0%	0%	-100%	0%	-100%	0%
Median Price	139%	0%	0%	0%	-100%	0%	-100%	0%
Total Volume	379%	0%	0%	0%	-100%	0%	-100%	0%
Number Sold	100%	0%	0%	0%	-100%	0%	-100%	0%
Avg. Days on Market	135%	0%	0%	0%	-100%	0%	-100%	0%
High Price	152%	0%	0%	0%	-100%	0%	-100%	0%
Low Price	126%	0%	0%	0%	-100%	0%	-100%	0%

2016 1st Quarter Trends

Business & Income (La Plata County Combined) Multi-Family								
	2016 Q1	2015 Q1	2014 Q1	2013 Q1	2012 Q1	2011 Q1	2010 Q1	2009 Q1
Average Price	\$ 518,000	\$ 920,000	\$ 570,000	\$ 216,083	\$ 439,066	\$ -	\$ -	\$ -
Median Price	\$ 518,000	\$ 920,000	\$ 570,000	\$ 210,000	\$ 439,066	\$ -	\$ -	\$ -
Total Volume	\$ 518,000	\$ 920,000	\$ 1,140,000	\$ 1,296,500	\$ 878,133	\$ -	\$ -	\$ -
Number Sold	1	1	2	6	2	0	0	0
Avg. Days on Market	173	145	115	76	164	0	0	0
High Price	\$ 518,000	\$ 920,000	\$ 655,000	\$ 397,000	\$ 463,133	\$ -	\$ -	\$ -
Low Price	\$ 518,000	\$ 920,000	\$ 485,000	\$ 80,000	\$ 415,000	\$ -	\$ -	\$ -
Percent Change from Previous Year								
	2016	2015	2014	2013	2012	2011	2010	2009
Average Price	-44%	61%	164%	-51%	0%	0%	0%	-100%
Median Price	-44%	61%	171%	-52%	0%	0%	0%	-100%
Total Volume	-44%	-19%	-12%	48%	0%	0%	0%	-100%
Number Sold	0%	-50%	-67%	200%	0%	0%	0%	-100%
Avg. Days on Market	19%	26%	51%	-54%	0%	0%	0%	-100%
High Price	-44%	40%	65%	-14%	0%	0%	0%	-100%
Low Price	-44%	90%	506%	-81%	0%	0%	0%	-100%
**La Plata County Combined statistics includes: Durango, Bayfield, Igancio, All Resorts and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.								
* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.								