

Local Market Update for March 2021

A Research Tool Provided by the Colorado Association of REALTORS®



La Plata County

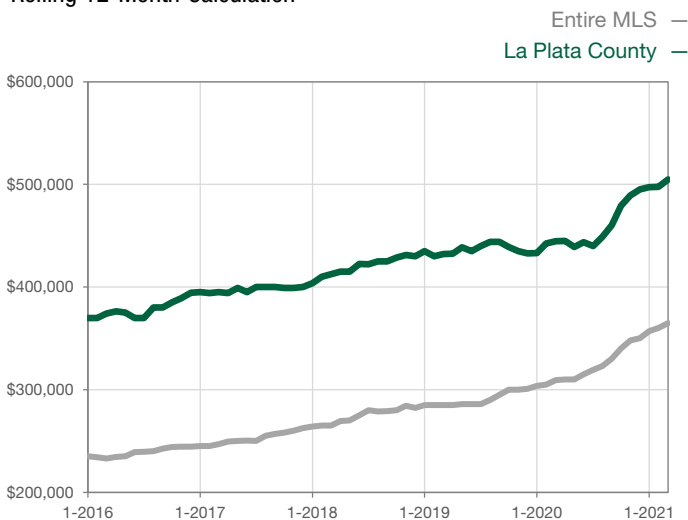
Single Family	March			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
Key Metrics						
New Listings	116	90	- 22.4%	264	231	- 12.5%
Sold Listings	68	73	+ 7.4%	153	189	+ 23.5%
Median Sales Price*	\$463,500	\$565,000	+ 21.9%	\$485,000	\$540,250	+ 11.4%
Average Sales Price*	\$506,111	\$685,827	+ 35.5%	\$553,652	\$659,167	+ 19.1%
Percent of List Price Received*	97.7%	99.2%	+ 1.5%	97.5%	98.5%	+ 1.0%
Days on Market Until Sale	159	102	- 35.8%	146	110	- 24.7%
Cumulative Days on Market Until Sale	194	130	- 33.0%	178	136	- 23.6%
Inventory of Homes for Sale	424	118	- 72.2%	--	--	--
Months Supply of Inventory	6.1	1.3	- 78.7%	--	--	--

* 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	March			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 03-2020	Thru 03-2021	Percent Change from Previous Year
Key Metrics						
New Listings	34	28	- 17.6%	98	90	- 8.2%
Sold Listings	22	28	+ 27.3%	55	64	+ 16.4%
Median Sales Price*	\$338,688	\$423,750	+ 25.1%	\$337,500	\$384,750	+ 14.0%
Average Sales Price*	\$357,520	\$458,555	+ 28.3%	\$363,559	\$417,613	+ 14.9%
Percent of List Price Received*	97.2%	99.5%	+ 2.4%	97.0%	99.0%	+ 2.1%
Days on Market Until Sale	122	62	- 49.2%	148	78	- 47.3%
Cumulative Days on Market Until Sale	144	63	- 56.3%	181	83	- 54.1%
Inventory of Homes for Sale	173	21	- 87.9%	--	--	--
Months Supply of Inventory	6.4	0.6	- 90.6%	--	--	--

* 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

