

# Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®



## La Plata County

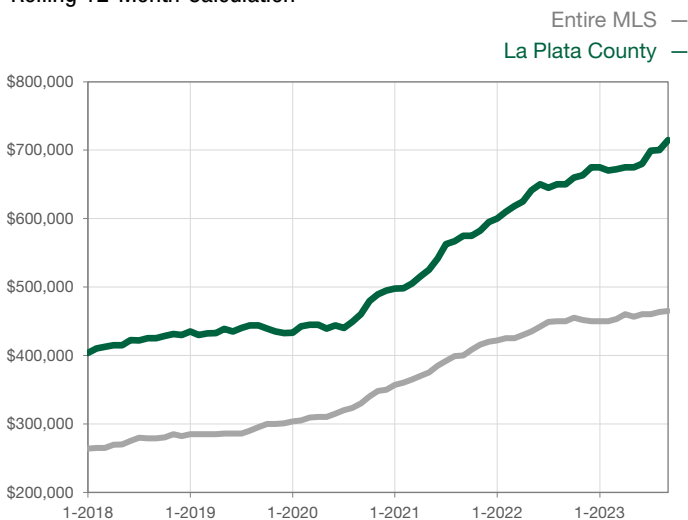
Single Family	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	74	85	+ 14.9%	860	737	- 14.3%
Sold Listings	79	65	- 17.7%	610	471	- 22.8%
Median Sales Price*	\$628,000	<b>\$791,500</b>	+ 26.0%	\$663,743	<b>\$725,000</b>	+ 9.2%
Average Sales Price*	\$939,886	<b>\$979,686</b>	+ 4.2%	\$860,022	<b>\$912,776</b>	+ 6.1%
Percent of List Price Received*	98.5%	<b>97.3%</b>	- 1.2%	100.1%	<b>97.9%</b>	- 2.2%
Days on Market Until Sale	82	<b>117</b>	+ 42.7%	83	<b>87</b>	+ 4.8%
Cumulative Days on Market Until Sale	86	<b>124</b>	+ 44.2%	87	<b>96</b>	+ 10.3%
Inventory of Homes for Sale	234	<b>237</b>	+ 1.3%	--	--	--
Months Supply of Inventory	3.2	<b>4.6</b>	+ 43.8%	--	--	--

\* 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	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	29	27	- 6.9%	277	227	- 18.1%
Sold Listings	29	23	- 20.7%	251	175	- 30.3%
Median Sales Price*	\$375,000	<b>\$575,000</b>	+ 53.3%	\$456,500	<b>\$529,500</b>	+ 16.0%
Average Sales Price*	\$463,395	<b>\$740,565</b>	+ 59.8%	\$545,165	<b>\$591,315</b>	+ 8.5%
Percent of List Price Received*	97.7%	<b>98.3%</b>	+ 0.6%	100.2%	<b>98.5%</b>	- 1.7%
Days on Market Until Sale	121	<b>62</b>	- 48.8%	90	<b>82</b>	- 8.9%
Cumulative Days on Market Until Sale	121	<b>62</b>	- 48.8%	91	<b>86</b>	- 5.5%
Inventory of Homes for Sale	60	<b>63</b>	+ 5.0%	--	--	--
Months Supply of Inventory	2.2	<b>3.3</b>	+ 50.0%	--	--	--

\* 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

