

Local Market Update for May 2021

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Rio Grande County

Contact the REALTORS® of Central Colorado or Pagosa Springs Area Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

Single Family	May			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
New Listings	5	14	+ 180.0%	62	73	+ 17.7%
Sold Listings	9	16	+ 77.8%	44	71	+ 61.4%
Median Sales Price*	\$152,000	\$454,500	+ 199.0%	\$200,000	\$300,000	+ 50.0%
Average Sales Price*	\$236,722	\$514,947	+ 117.5%	\$237,077	\$371,497	+ 56.7%
Percent of List Price Received*	92.8%	98.1%	+ 5.7%	94.2%	97.4%	+ 3.4%
Days on Market Until Sale	244	153	- 37.3%	166	136	- 18.1%
Inventory of Homes for Sale	85	39	- 54.1%	--	--	--
Months Supply of Inventory	6.8	2.4	- 64.7%	--	--	--

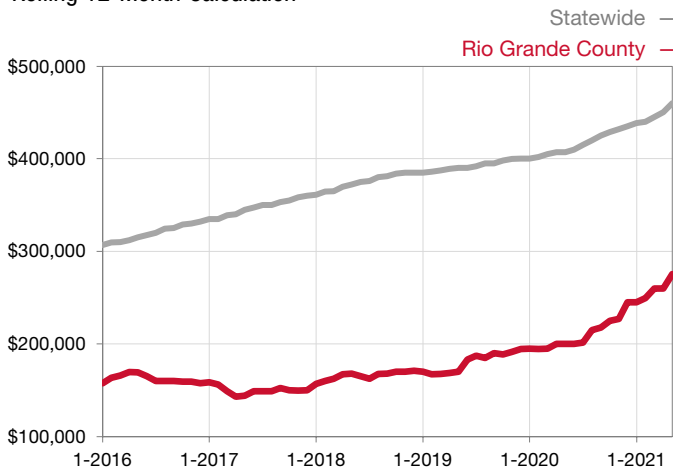
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	May			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
New Listings	0	0	--	1	3	+ 200.0%
Sold Listings	0	1	--	1	4	+ 300.0%
Median Sales Price*	\$0	\$345,000	--	\$335,000	\$350,000	+ 4.5%
Average Sales Price*	\$0	\$345,000	--	\$335,000	\$328,750	- 1.9%
Percent of List Price Received*	0.0%	88.7%	--	94.4%	96.2%	+ 1.9%
Days on Market Until Sale	0	47	--	317	96	- 69.7%
Inventory of Homes for Sale	2	0	- 100.0%	--	--	--
Months Supply of Inventory	2.0	0.0	- 100.0%	--	--	--

* 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

