

Local Market Update for October 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	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
Key Metrics						
New Listings	17	10	- 41.2%	184	177	- 3.8%
Sold Listings	26	12	- 53.8%	138	142	+ 2.9%
Median Sales Price*	\$226,000	\$419,100	+ 85.4%	\$221,000	\$300,000	+ 35.7%
Average Sales Price*	\$302,904	\$487,392	+ 60.9%	\$286,730	\$374,219	+ 30.5%
Percent of List Price Received*	94.5%	99.6%	+ 5.4%	94.7%	98.0%	+ 3.5%
Days on Market Until Sale	123	86	- 30.1%	156	106	- 32.1%
Inventory of Homes for Sale	72	45	- 37.5%	--	--	--
Months Supply of Inventory	5.3	3.1	- 41.5%	--	--	--

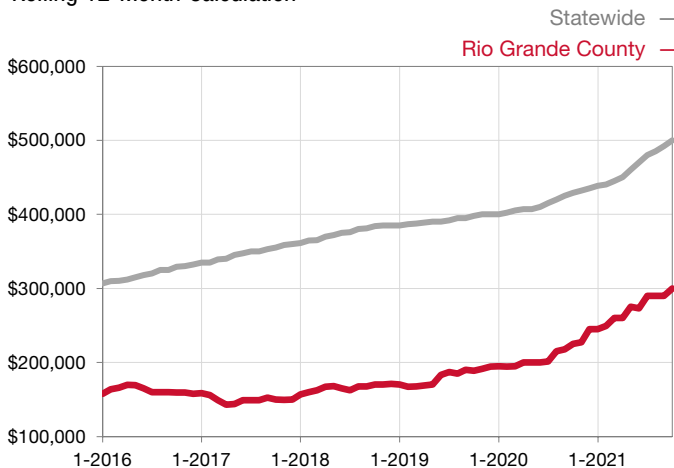
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	October			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
Key Metrics						
New Listings	2	1	- 50.0%	6	5	- 16.7%
Sold Listings	1	1	0.0%	4	6	+ 50.0%
Median Sales Price*	\$350,000	\$425,000	+ 21.4%	\$342,500	\$365,000	+ 6.6%
Average Sales Price*	\$350,000	\$425,000	+ 21.4%	\$342,250	\$363,167	+ 6.1%
Percent of List Price Received*	97.2%	100.0%	+ 2.9%	94.9%	97.4%	+ 2.6%
Days on Market Until Sale	38	64	+ 68.4%	195	90	- 53.8%
Inventory of Homes for Sale	4	0	- 100.0%	--	--	--
Months Supply of Inventory	3.0	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

