

Local Market Update for July 2023

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	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Key Metrics						
New Listings	19	19	0.0%	99	104	+ 5.1%
Sold Listings	10	7	- 30.0%	73	50	- 31.5%
Median Sales Price*	\$351,200	\$440,000	+ 25.3%	\$325,000	\$291,500	- 10.3%
Average Sales Price*	\$508,035	\$419,643	- 17.4%	\$432,407	\$422,194	- 2.4%
Percent of List Price Received*	90.7%	93.2%	+ 2.8%	97.0%	93.7%	- 3.4%
Days on Market Until Sale	90	57	- 36.7%	99	81	- 18.2%
Inventory of Homes for Sale	40	62	+ 55.0%	--	--	--
Months Supply of Inventory	3.3	7.0	+ 112.1%	--	--	--

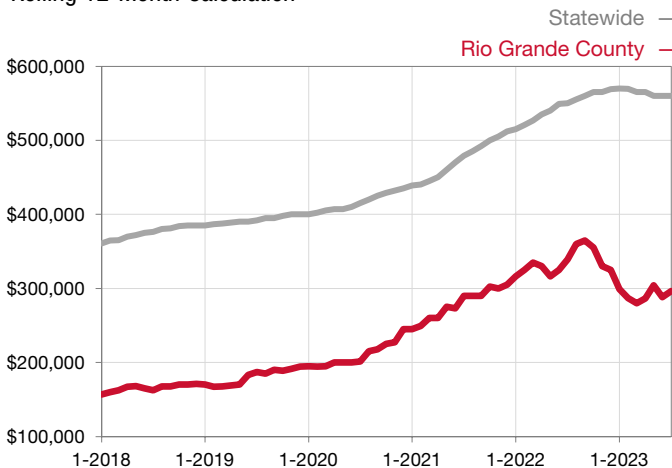
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Key Metrics						
New Listings	1	1	0.0%	2	2	0.0%
Sold Listings	0	0	--	1	1	0.0%
Median Sales Price*	\$0	\$0	--	\$470,000	\$269,000	- 42.8%
Average Sales Price*	\$0	\$0	--	\$470,000	\$269,000	- 42.8%
Percent of List Price Received*	0.0%	0.0%	--	102.2%	98.2%	- 3.9%
Days on Market Until Sale	0	0	--	81	54	- 33.3%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	1.3	--	--	--	--

* 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

