

# Local Market Update for February 2024

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.

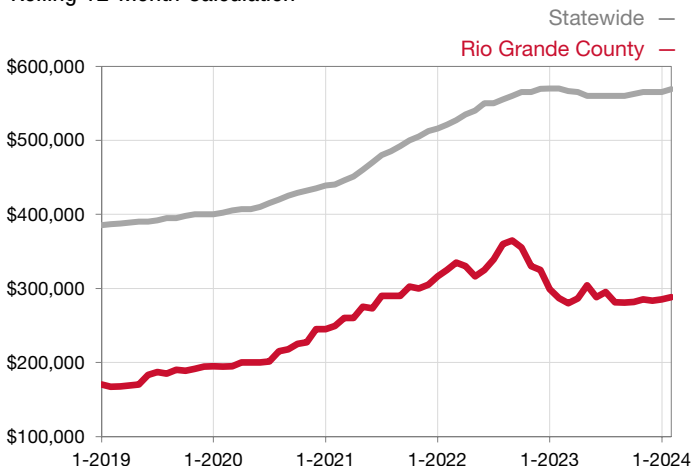
Single Family	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	12	10	- 16.7%	22	19	- 13.6%
Sold Listings	2	7	+ 250.0%	8	12	+ 50.0%
Median Sales Price*	\$373,000	<b>\$297,000</b>	- 20.4%	\$163,000	<b>\$232,500</b>	+ 42.6%
Average Sales Price*	\$373,000	<b>\$363,958</b>	- 2.4%	\$342,125	<b>\$287,523</b>	- 16.0%
Percent of List Price Received*	99.3%	<b>92.0%</b>	- 7.4%	93.3%	<b>94.3%</b>	+ 1.1%
Days on Market Until Sale	26	<b>143</b>	+ 450.0%	44	<b>128</b>	+ 190.9%
Inventory of Homes for Sale	40	<b>57</b>	+ 42.5%	--	--	--
Months Supply of Inventory	4.1	<b>7.4</b>	+ 80.5%	--	--	--

\* 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	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	0	--	1	1	0.0%
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Average Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>0.0%</b>	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	1	<b>2</b>	+ 100.0%	--	--	--
Months Supply of Inventory	0.6	<b>2.0</b>	+ 233.3%	--	--	--

\* 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

