

# Local Market Update for May 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.

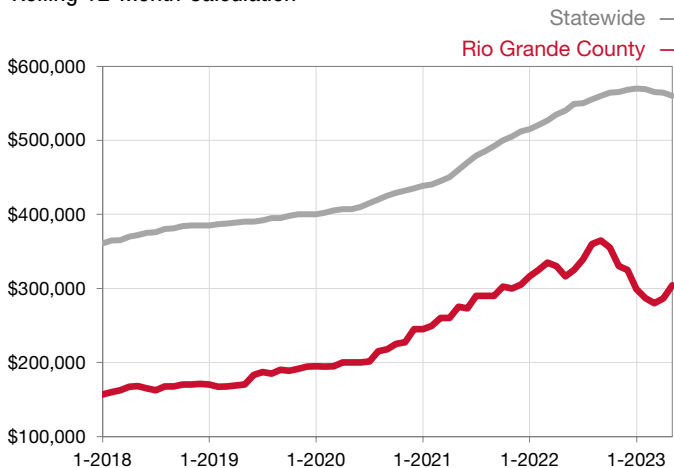
Single Family	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	19	12	- 36.8%	64	59	- 7.8%
Sold Listings	11	11	0.0%	49	36	- 26.5%
Median Sales Price*	\$285,000	<b>\$462,941</b>	+ 62.4%	\$325,000	<b>\$291,500</b>	- 10.3%
Average Sales Price*	\$301,705	<b>\$586,246</b>	+ 94.3%	\$431,121	<b>\$459,770</b>	+ 6.6%
Percent of List Price Received*	99.6%	<b>95.7%</b>	- 3.9%	97.7%	<b>94.1%</b>	- 3.7%
Days on Market Until Sale	99	88	- 11.1%	103	90	- 12.6%
Inventory of Homes for Sale	45	44	- 2.2%	--	--	--
Months Supply of Inventory	3.7	4.6	+ 24.3%	--	--	--

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

Townhouse/Condo	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	0	--	0	1	--
Sold Listings	0	0	--	1	1	0.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$470,000	<b>\$269,000</b>	- 42.8%
Average Sales Price*	\$0	<b>\$0</b>	--	\$470,000	<b>\$269,000</b>	- 42.8%
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	102.2%	<b>98.2%</b>	- 3.9%
Days on Market Until Sale	0	0	--	81	54	- 33.3%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.7	--	--	--	--

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

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

