

Local Market Update for January 2023

A Research Tool Provided by the Colorado Association of REALTORS®

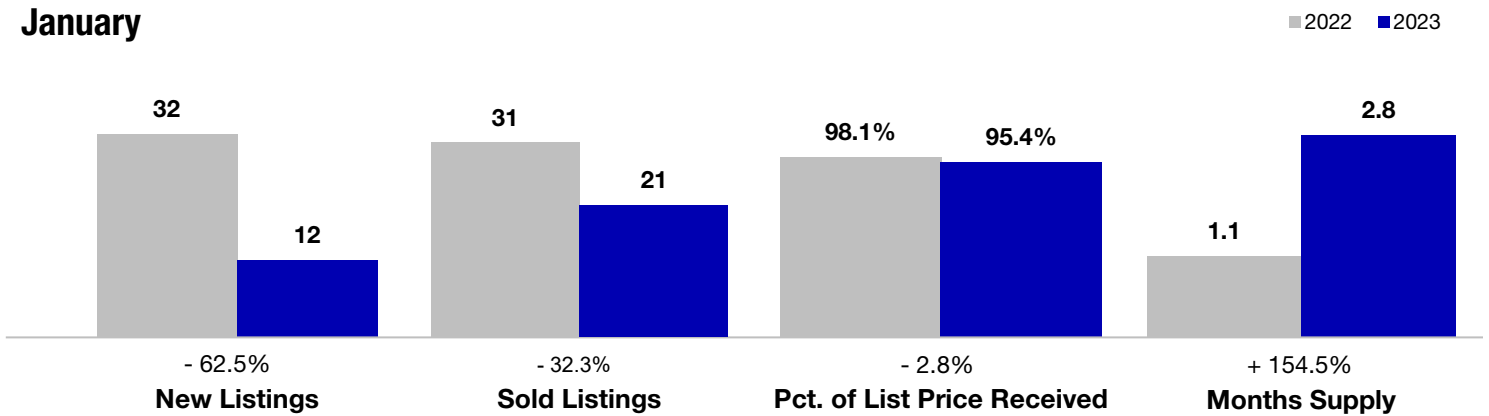


Archuleta County

Key Metrics	January			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 1-2022	Thru 1-2023	Percent Change from Previous Year
New Listings	32	12	- 62.5%	32	12	- 62.5%
Sold Listings	31	21	- 32.3%	31	21	- 32.3%
Median Sales Price*	\$390,000	\$520,000	+ 33.3%	\$390,000	\$520,000	+ 33.3%
Average Sales Price*	\$542,719	\$705,773	+ 30.0%	\$542,719	\$705,773	+ 30.0%
Percent of List Price Received*	98.1%	95.4%	- 2.8%	98.1%	95.4%	- 2.8%
Days on Market Until Sale	88	124	+ 40.9%	88	124	+ 40.9%
Cumulative Days on Market Until Sale	92	132	+ 43.5%	92	132	+ 43.5%
Inventory of Homes for Sale	57	103	+ 80.7%	--	--	--
Months Supply of Inventory	1.1	2.8	+ 154.5%	--	--	--

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

January



Historical Median Sales Price Rolling 12-Month Calculation

