

Local Market Update for May 2023

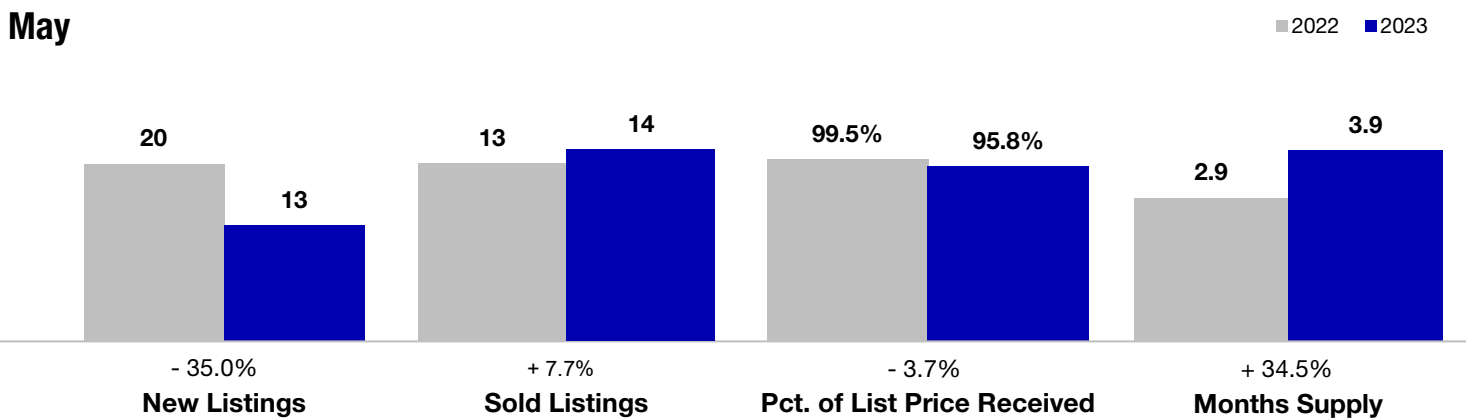
A Research Tool Provided by the Colorado Association of REALTORS®



Rio Grande County

Key Metrics	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 5-2022	Thru 5-2023	Percent Change from Previous Year
New Listings	20	13	- 35.0%	69	67	- 2.9%
Sold Listings	13	14	+ 7.7%	52	43	- 17.3%
Median Sales Price*	\$285,000	\$380,000	+ 33.3%	\$312,500	\$288,000	- 7.8%
Average Sales Price*	\$306,673	\$520,979	+ 69.9%	\$403,951	\$433,389	+ 7.3%
Percent of List Price Received*	99.5%	95.8%	- 3.7%	98.4%	93.9%	- 4.6%
Days on Market Until Sale	96	97	+ 1.0%	105	99	- 5.7%
Cumulative Days on Market Until Sale	96	97	+ 1.0%	105	103	- 1.9%
Inventory of Homes for Sale	39	46	+ 17.9%	--	--	--
Months Supply of Inventory	2.9	3.9	+ 34.5%	--	--	--

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



Historical Median Sales Price Rolling 12-Month Calculation

