

2005 Annual Quarter Statistics  
(January 1st - December 31st)

Durango Area Association of REALTORS

Property Type	Average Price	Median Price	Total Volume	Number Sold	Avg. Days on Market	High Price	Low Price	Residential Sales *
<b>IN TOWN HOMES</b>								(La Plata County Only)**
Durango	\$ 402,464	\$ 357,000	\$ 88,139,665	219	133	\$ 1,775,000	\$ 81,000	<b>Below \$100,000</b>
Bayfield	\$ 254,611	\$ 268,650	\$ 12,730,556	50	103	\$ 363,000	\$ 107,000	117
Ignacio	\$ 123,450	\$ 125,500	\$ 987,600	8	151	\$ 195,000	\$ 50,000	<b>\$100,000 - \$149,999</b>
<b>COUNTRY HOMES (&lt;35 acres and +35 acres)</b>								76
La Plata County Combined	\$ 388,278	\$ 305,867	\$ 230,637,149	594	166	\$ 6,500,000	\$ 52,000	<b>\$150,000 - \$239,999</b>
Durango	\$ 464,286	\$ 377,500	\$ 165,750,156	357	179	\$ 6,500,000	\$ 52,000	273
Bayfield	\$ 284,347	\$ 265,000	\$ 44,926,942	158	134	\$ 700,000	\$ 82,500	<b>\$240,000 - \$499,999</b>
Ignacio	\$ 245,963	\$ 208,000	\$ 5,657,150	23	176	\$ 490,000	\$ 95,000	695
Resort	\$ 868,607	\$ 646,250	\$ 12,160,500	14	358	\$ 3,553,000	\$ 245,000	<b>\$500,000 - \$999,999</b>
<b>CONDO/TOWNHOMES</b>								169
Durango	\$ 280,184	\$ 254,180	\$ 75,369,764	267	270	\$ 805,910	\$ 47,500	<b>\$1,000,000 +</b>
Resort	\$ 220,776	\$ 165,000	\$ 38,194,321	173	172	\$ 1,070,000	\$ 14,000	24
<b>LAND (IN TOWN)</b>								
Durango	\$ 312,251	\$ 198,000	\$ 4,683,770	15	463	\$ 1,100,000	\$ 125,000	
Bayfield	\$ 61,684	\$ 59,900	\$ 4,009,500	65	119	\$ 79,000	\$ 52,000	
Ignacio	\$ -	\$ -	\$ -	0	0	\$ -	\$ -	
<b>LAND (La Plata County Combined)**</b>								
Lots Under 1 Acre	\$ 129,146	\$ 106,250	\$ 8,911,100	69	202	\$ 447,500	\$ 20,000	
Under 10 Acres	\$ 126,231	\$ 80,000	\$ 18,555,984	147	162	\$ 515,000	\$ 7,000	
10 to 34.99 Acres	\$ 234,078	\$ 188,000	\$ 7,724,600	33	275	\$ 850,000	\$ 45,000	
35 Acres or More	\$ 365,374	\$ 245,000	\$ 25,210,854	69	416	\$ 4,250,000	\$ 40,000	
Farm & Ranch	\$ 631,588	\$ 220,000	\$ 10,737,000	17	249	\$ 3,800,000	\$ 40,000	
Resort	\$ 348,844	\$ 199,950	\$ 18,837,600	54	319	\$ 5,000,000	\$ 120,600	
<b>BUSINESS &amp; INCOME (La Plata County Combined)**</b>								
Commercial/Income	\$ 639,497	\$ 337,500	\$ 31,974,873	50	240	\$ 2,200,000	\$ 112,000	
Commercial Lease	\$ -	\$ -	\$ -	0	0	\$ -	\$ -	
Mobile/Modular - No Land	\$ 29,255	\$ 28,000	\$ 263,300	9	156	\$ 49,500	\$ 4,800	
Multi-Family	\$ 417,898	\$ 403,250	\$ 3,343,190	8	182	\$ 495,000	\$ 350,000	

\*\*La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

\* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS, Inc. and is based on MLS statistics only. Data maintained is deemed reliable but not guaranteed, and may not reflect all real estate activity.