



# STATISTICS

Quarter: 1st

DATES: **January 1, 2006 to March 31, 2006**

Durango Area Association of REALTORS®, Inc.

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	\$ 459,950	\$ 394,000	\$ 13,798,500	30	213	\$ 980,000	\$ 218,000	<b>Below \$100,000</b>
Bayfield	\$ 262,392	\$ 280,000	\$ 3,411,100	13	103	\$ 349,000	\$ 181,500	
Ignacio	\$ 213,000	\$ 213,000	\$ 213,000	1	374	\$ 213,000	\$ 213,000	1
<b>COUNTRY HOMES (&lt;35 acres and +35 acres)</b>								
La Plata County Combined	\$ 425,990	\$ 345,000	\$ 42,173,070	99	184	\$ 2,000,000	\$ 86,900	<b>\$100,000 - \$149,999</b>
Durango	\$ 468,956	\$ 378,500	\$ 30,951,100	66	175	\$ 2,000,000	\$ 166,000	5
Bayfield	\$ 410,209	\$ 332,159	\$ 7,383,769	18	248	\$ 1,650,000	\$ 178,000	<b>\$150,000 - \$239,999</b>
Ignacio	\$ 190,700	\$ 185,000	\$ 953,501	5	92	\$ 265,000	\$ 118,001	37
Resort	\$ 2,243,000	\$ 2,243,000	\$ 2,243,000	1	147	\$ 2,243,000	\$ 2,243,000	
<b>CONDO/TOWNHOMES</b>								
Durango	\$ 296,966	\$ 282,900	\$ 8,612,014	29	215	\$ 599,000	\$ 119,500	<b>\$240,000 - \$499,999</b>
Resort	\$ 360,313	\$ 301,500	\$ 8,647,514	24	210	\$ 1,603,193	\$ 61,000	96
<b>FARM/RANCH</b>								
La Plata County Combined	\$ -	\$ -	\$ -	0	0	\$ -	\$ -	<b>\$500,000 - \$999,999</b>
<b>LAND (IN TOWN)</b>								
Durango	\$ 194,135	\$ 169,000	\$ 2,717,900	14	201	\$ 389,000	\$ 147,000	<b>\$1,000,000 +</b>
Bayfield	\$ 61,412	\$ 61,750	\$ 982,600	16	186	\$ 64,900	\$ 57,600	
Ignacio	\$ -	\$ -	\$ -	0	0	\$ -	\$ -	6
<b>LAND (La Plata County Combined)**</b>								
Lots Under 1 Acre	\$ 162,942	\$ 180,000	\$ 1,140,600	7	360	\$ 325,000	\$ 3,600	
Under 10 Acres	\$ 159,197	\$ 150,000	\$ 3,820,750	24	169	\$ 350,000	\$ 42,500	
10 to 34.99 Acres	\$ 402,250	\$ 332,500	\$ 1,609,000	4	267	\$ 915,000	\$ 29,000	
35 Acres or More	\$ 406,600	\$ 187,500	\$ 6,099,000	15	492	\$ 1,600,000	\$ 105,000	
Farm & Ranch	\$ 897,166	\$ 144,750	\$ 5,383,000	6	187	\$ 4,750,000	\$ 63,500	
Multi-Family	\$ -	\$ -	\$ -	0	0	\$ -	\$ -	
Resort	\$ 349,880	\$ 324,900	\$ 3,498,800	10	246	\$ 550,000	\$ 229,500	
<b>BUSINESS &amp; INCOME (La Plata County Combined)**</b>								
Business Opportunities	\$ 708,324	\$ 442,500	\$ 5,666,594	8	408	\$ 2,412,500	\$ 141,600	
Commercial/Income	\$ 735,872	\$ 315,000	\$ 8,094,594	11	369	\$ 2,412,500	\$ 141,600	
Commercial Land	\$ -	\$ -	\$ -	0	0	\$ -	\$ -	
Commercial Lease	\$ 4,500	\$ 4,500	\$ 4,500	1	380	\$ 4,500	\$ 4,500	
Mobile/Modular - No Land	\$ -	\$ -	\$ -	0	0	\$ -	\$ -	
Multi-Family	\$ -	\$ -	\$ -	0	0	\$ -	\$ -	

\*\*La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Vallecto. 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.

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# STATISTICS

Quarter: 2nd

DATES: **April 1, 2006 to June 30, 2006**

Durango Area Association of REALTORS®, Inc.

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	\$511,262	\$448,000	\$23,006,821	45	148	\$1,319,796	\$290,000	<b>Below \$100,000</b>
Bayfield	\$290,025	\$293,450	\$4,640,400	16	132	\$485,000	\$160,000	1
Ignacio	\$103,000	\$103,000	\$103,000	1	20	\$103,000	\$103,000	
<b>COUNTRY HOMES (&lt;35 acres and +35 acres)</b>								<b>\$100,000 - \$149,999</b>
La Plata County Combined**	\$401,870	\$345,250	\$65,102,985	166	180	\$1,850,000	\$67,000	5
Durango	\$469,118	\$415,000	\$44,566,235	95	185	\$1,850,000	\$145,000	
Bayfield	\$319,443	\$279,000	\$14,374,950	45	137	\$800,000	\$202,900	<b>\$150,000 - \$239,999</b>
Ignacio	\$363,642	\$355,000	\$2,545,500	7	331	\$600,000	\$205,500	68
Resort	\$427,500	\$427,500	\$855,000	2	162	\$540,000	\$315,000	
<b>CONDO/TOWNHOMES</b>								<b>\$240,000 - \$499,999</b>
Durango	\$309,205	\$259,500	\$18,243,120	59	237	\$767,500	\$149,900	158
Resort	\$437,750	\$178,000	\$10,068,252	23	242	\$1,401,118	\$60,000	
<b>FARM/ RANCH</b>								<b>\$500,000 - \$999,999</b>
La Plata County Combined**	\$5,600,000	\$3,150,000	\$16,800,000	3	421	\$12,000,000	\$1,650,000	50
<b>LAND ( In Town )</b>								<b>\$1,000,000 +</b>
Durango	\$201,833	\$192,000	\$1,211,000	6	155	\$245,000	\$175,000	
Bayfield	\$69,909	\$65,400	\$769,000	11	192	\$99,000	\$62,900	7
Ignacio	\$0	\$0	\$0	0	0	\$0	\$0	
<b>LAND (La Plata County Combined)**</b>								
Lots under 1 Acre	\$127,746	\$100,000	\$1,660,700	13	180	\$273,500	\$49,500	
Under 10 Acres	\$185,917	\$110,000	\$3,160,600	17	203	\$640,000	\$63,000	
10 to 34.99 Acres	\$248,166	\$242,000	\$744,500	3	349	\$310,000	\$192,500	
35 Acres or More	\$297,535	\$250,000	\$4,463,030	15	407	\$875,000	\$297,535	
Farm & Ranch	\$177,500	\$190,000	\$532,500	3	237	\$250,000	\$92,500	
Multi-Family	\$0	\$0	\$0	0	0	\$0	\$0	
Resort	\$676,076	\$279,900	\$8,789,000	13	263	\$5,000,000	\$100,000	
<b>BUSINESS &amp; INCOME (La Plata County Combined)**</b>								
Business Opportunities	\$1,602,337	\$1,134,851	\$12,818,703	8	275	\$3,950,000	\$250,000	
Commercial/Income	\$472,221	\$335,000	\$7,083,325	15	510	\$1,481,000	\$137,500	
Commercial Land	\$458,000	\$458,000	\$916,000	2	117	\$600,000	\$316,000	
Commercial Lease	\$0	\$0	\$0	0	0	\$0	\$0	
Mobile/Modular - No Land	\$38,735	\$38,735	\$77,470	2	108	\$44,900	\$32,570	
Multi-Family	\$425,000	\$425,000	\$425,000	1	59	\$425,000	\$425,000	

La Plata County Combined statistics includes: (Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa, 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.

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# STATISTICS

Quarter: 3rd

DATES: **July 1, 2006 to September 30, 2006**

Durango Area Association of REALTORS®, Inc.

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	\$460,844	\$436,050	\$19,816,294	43	132	\$730,000	\$290,000	<b>Below \$100,000</b>
Bayfield	\$306,440	\$306,000	\$3,064,400	10	139	\$380,000	\$232,000	6
Ignacio	\$158,315	\$158,315	\$316,630	2	56	\$173,630	\$143,000	
<b>COUNTRY HOMES (&lt;35 acres and +35 acres)</b>								<b>\$100,000 - \$149,999</b>
La Plata County Combined**	\$429,347	\$341,500	\$54,527,149	127	130	\$2,100,000	\$55,000	7
Durango	\$502,008	\$449,900	\$42,168,749	84	135	\$2,100,000	\$122,000	
Bayfield	\$307,060	\$280,000	\$7,676,500	25	128	\$725,000	\$155,000	<b>\$150,000 - \$239,999</b>
Ignacio	\$269,937	\$212,750	\$1,079,750	4	84	\$456,750	\$197,500	44
Resort	\$756,500	\$756,500	\$1,513,000	2	292	\$1,000,000	\$513,000	
<b>CONDO/TOWNHOMES</b>								<b>\$240,000 - \$499,999</b>
Durango	\$285,881	\$266,500	\$12,578,781	44	239	\$499,000	\$105,000	137
Resort	\$286,397	\$252,500	\$5,155,150	18	153	\$760,000	\$70,000	
<b>FARM/RANCH</b>								<b>\$500,000 - \$999,999</b>
La Plata County Combined	\$822,500	\$550,000	\$2,467,500	3	105	\$1,425,000	\$492,500	45
<b>LAND ( In Town )</b>								<b>\$1,000,000 +</b>
Durango	\$256,975	\$251,500	\$1,027,900	4	256	\$340,000	\$184,900	
Bayfield	\$73,716	\$69,900	\$884,600	12	429	\$127,500	\$65,000	7
Ignacio	\$173,630	\$173,630	\$173,630	1	46	\$173,630	\$173,630	
<b>LAND (La Plata County Combined)**</b>								
Lots under 1 Acre	\$91,923	\$56,000	\$1,195,000	13	117	\$195,000	\$22,000	
Under 10 Acres	\$188,799	\$158,500	\$6,041,599	32	190	\$700,000	\$35,000	
10 to 34.99 Acres	\$174,000	\$202,000	\$870,000	5	93	\$260,000	\$25,000	
35 Acres or More	\$338,431	\$276,840	\$5,753,340	17	229	\$800,000	\$83,000	
Farm & Ranch	\$456,666	\$325,000	\$1,370,000	3	222	\$730,000	\$315,000	
Multi-Family	\$2,000,000	\$2,000,000	\$2,000,000	1	263	\$2,000,000	\$2,000,000	
Resort Land	\$387,333	\$412,500	\$4,648,000	12	385	\$555,000	\$180,000	
<b>BUSINESS &amp; INCOME (La Plata County Combined)**</b>								
Business Opportunities	\$45,980	\$42,000	\$229,900	5	115	\$60,000	\$33,000	
Commercial/Income	\$700,987	\$485,000	\$5,607,900	8	137	\$1,485,000	\$158,000	
Commercial Land	\$217,312	\$225,500	\$869,250	4	1,052	\$255,000	\$163,250	
Commercial Lease	\$0	\$0	\$0	0	0	\$0	\$0	
Mobile/Modular - No Land	\$0	\$0	\$0	0	0	\$0	\$0	
Multi-Family	\$460,000	\$460,000	\$460,000	1	106	\$460,000	\$460,000	

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

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# STATISTICS

Quarter: 4th

DATES: **October 1, 2006 to December 31, 2006**

Durango Area Association of REALTORS®, Inc.

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	\$455,343	\$413,875	\$15,937,009	35	132	\$1,137,500	\$220,000	<b>Below \$100,000</b>
Bayfield	\$289,981	\$282,495	\$5,219,675	18	192	\$379,000	\$219,000	3
Ignacio	\$0	\$0	\$0	0	0	\$0	\$0	
<b>COUNTRY HOMES (&lt;35 acres and +35 acres)</b>								<b>\$100,000 - \$149,999</b>
La Plata County Combined**	\$522,158	\$363,000	\$66,314,157	127	181	\$3,000,000	\$10,000	3
Durango	\$651,582	\$470,000	\$48,868,707	75	193	\$3,000,000	\$110,000	
Bayfield	\$351,986	\$331,500	\$11,967,550	34	179	\$1,160,000	\$10,000	<b>\$150,000 - \$239,999</b>
Ignacio	\$242,987	\$236,000	\$1,943,900	8	165	\$379,000	\$160,000	27
Resort	\$1,042,500	\$1,042,500	\$2,085,000	2	38	\$1,390,000	\$695,000	
<b>CONDO/TOWNHOMES</b>								<b>\$240,000 - \$499,999</b>
Durango	\$362,121	\$367,750	\$11,587,894	32	151	\$590,000	\$119,900	126
Resort	\$241,321	\$219,500	\$5,550,400	23	189	\$435,000	\$45,000	
<b>FARM/RANCH</b>								<b>\$500,000 - \$999,999</b>
La Plata County Combined**	\$1,812,500	\$1,812,500	\$3,625,000	2	163	\$1,975,000	\$1,650,000	41
<b>LAND (In Town)</b>								<b>\$1,000,000 +</b>
Durango	\$270,000	\$300,000	\$810,000	3	293	\$300,000	\$210,000	
Bayfield	\$61,457	\$65,900	\$430,200	7	384	\$71,900	\$49,900	15
Ignacio	\$0	\$0	\$0	0	0	\$0	\$0	
<b>LAND (La Plata County Combined)**</b>								
Lots under 1 Acre	\$134,875	\$140,000	\$1,079,000	8	254	\$219,000	\$38,000	
Under 10 Acres	\$181,940	\$170,000	\$4,912,400	27	198	\$475,000	\$44,900	
10 to 34.99 Acres	\$260,000	\$260,000	\$520,000	2	221	\$270,000	\$250,000	
35 Acres or More	\$251,550	\$107,750	\$2,515,500	10	269	\$925,000	\$59,000	
Farm & Ranch	\$709,500	\$559,000	\$4,257,000	6	475	\$2,050,000	\$114,000	
Multi-Family	\$0	\$0	\$0	0	0	\$0	\$0	
Resort Land	\$411,338	\$360,000	\$5,347,400	13	327	\$1,100,000	\$100,000	
<b>BUSINESS &amp; INCOME (La Plata County Combined)**</b>								
Business Opportunities	\$445,000	\$75,000	\$1,335,000	3	194	\$1,200,000	\$60,000	
Commercial/Income	\$1,059,736	\$1,000,000	\$8,477,895	8	312	\$1,961,000	\$255,895	
Commercial Land	\$189,750	\$189,750	\$379,500	2	489	\$292,000	\$87,500	
Commercial Lease	\$0	\$0	\$0	0	0	\$0	\$0	
Mobile/Modular - No Land	\$47,000	\$47,000	\$47,000	1	126	\$47,000	\$47,000	
Multi-Family	\$382,750	\$365,500	\$1,531,000	4	90	\$515,000	\$285,000	

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

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# STATISTICS

Quarter: 4th

DATES: **January 1, 2006 to December 31, 2006**

Durango Area Association of REALTORS®, Inc.

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	\$474,240	\$422,982	\$72,558,624	153	156	\$1,319,796	\$218,000	<b>Below \$100,000</b>
Bayfield	\$286,589	\$290,487	\$16,335,575	57	142	\$485,000	\$160,000	
Ignacio	\$158,158	\$158,105	\$632,630	4	150	\$213,000	\$103,000	11
<b>COUNTRY HOMES (&lt;35 acres and +35 acres)</b>								<b>\$100,000 - \$149,999</b>
La Plata County Combined**	\$439,533	\$348,688	\$228,117,361	519	169	\$3,000,000	\$10,000	20
Durango	\$513,665	\$428,350	\$164,372,791	320	172	\$3,000,000	\$110,000	
Bayfield	\$339,367	\$305,665	\$41,402,769	122	173	\$1,650,000	\$10,000	<b>\$150,000 - \$239,999</b>
Ignacio	\$271,777	\$247,188	\$6,522,651	24	168	\$600,000	\$118,001	176
Resort	\$956,572	\$1,117,375	\$6,696,000	7	160	\$2,243,000	\$315,000	
<b>CONDO/TOWNHOMES</b>								<b>\$240,000 - \$499,999</b>
Durango	\$311,109	\$294,163	\$51,021,809	164	211	\$767,500	\$105,000	517
Resort	\$334,333	\$237,875	\$29,421,316	88	199	\$1,603,193	\$45,000	
<b>FARM/RANCH</b>								<b>\$500,000 - \$999,999</b>
La Plata County Combined**	\$286,157	\$1,837,500	\$22,892,500	8	230	\$12,000,000	\$492,500	166
<b>LAND ( In Town )</b>								<b>\$1,000,000 +</b>
Durango	\$213,585	\$228,125	\$5,766,800	27	227	\$389,000	\$147,000	
Bayfield	\$66,661	\$65,738	\$3,066,400	46	298	\$127,500	\$49,900	
Ignacio	\$173,630	\$173,630	\$173,630	1	46	\$173,630	\$173,630	35
<b>LAND (La Plata County Combined)**</b>								
Lots under 1 Acre	\$123,788	\$119,000	\$5,075,300	41	228	\$325,000	\$3,600	
Under 10 Acres	\$179,354	\$147,125	\$17,935,349	100	190	\$700,000	\$35,000	
10 to 34.99 Acres	\$267,393	\$259,125	\$3,743,500	14	233	\$915,000	\$25,000	
35 Acres or More	\$330,366	\$205,523	\$18,830,870	57	350	\$1,600,000	\$59,000	
Farm & Ranch	\$641,250	\$304,688	\$11,542,500	18	281	\$4,750,000	\$63,500	
Multi-Family	\$2,000,000	\$2,000,000	\$2,000,000	1	263	\$2,000,000	\$2,000,000	
Resort Land	\$464,234	\$344,325	\$22,283,200	48	306	\$5,000,000	\$100,000	
<b>BUSINESS &amp; INCOME (La Plata County Combined)**</b>								
Business Opportunities	\$835,425	\$423,588	\$20,050,197	24	248	\$3,950,000	\$33,000	
Commercial/Income	\$696,755	\$533,750	\$29,263,714	42	332	\$2,412,500	\$137,500	
Commercial Land	\$385,094	\$291,084	\$3,080,750	8	553	\$600,000	\$87,500	
Commercial Lease	\$4,500	\$4,500	\$4,500	1	380	\$4,500	\$4,500	
Mobile/Modular - No Land	\$41,490	\$42,868	\$124,470	3	117	\$47,000	\$32,570	
Multi-Family	\$402,667	\$416,834	\$2,416,000	6	85	\$515,000	\$285,000	

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

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