

Local Market Update for April 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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are the same!



Garfield County

Contact the Glenwood Springs Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

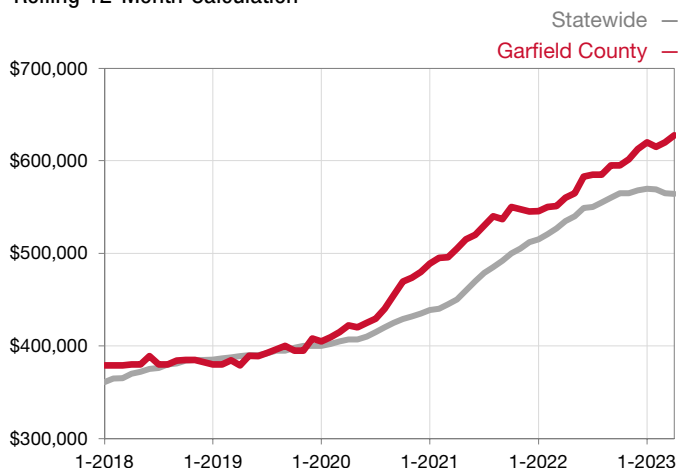
Single Family	April			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 04-2022	Thru 04-2023	Percent Change from Previous Year
New Listings	112	69	- 38.4%	280	216	- 22.9%
Sold Listings	53	31	- 41.5%	191	145	- 24.1%
Median Sales Price*	\$595,000	\$775,000	+ 30.3%	\$540,677	\$575,000	+ 6.3%
Average Sales Price*	\$748,367	\$976,636	+ 30.5%	\$711,655	\$819,435	+ 15.1%
Percent of List Price Received*	98.3%	98.5%	+ 0.2%	98.4%	96.2%	- 2.2%
Days on Market Until Sale	41	50	+ 22.0%	50	67	+ 34.0%
Inventory of Homes for Sale	151	116	- 23.2%	--	--	--
Months Supply of Inventory	2.1	2.2	+ 4.8%	--	--	--

* 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	April			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 04-2022	Thru 04-2023	Percent Change from Previous Year
New Listings	33	25	- 24.2%	99	75	- 24.2%
Sold Listings	30	8	- 73.3%	100	56	- 44.0%
Median Sales Price*	\$452,000	\$390,000	- 13.7%	\$390,500	\$470,000	+ 20.4%
Average Sales Price*	\$515,765	\$713,250	+ 38.3%	\$461,873	\$577,300	+ 25.0%
Percent of List Price Received*	100.5%	96.7%	- 3.8%	99.4%	98.3%	- 1.1%
Days on Market Until Sale	12	61	+ 408.3%	78	62	- 20.5%
Inventory of Homes for Sale	41	34	- 17.1%	--	--	--
Months Supply of Inventory	1.2	1.8	+ 50.0%	--	--	--

* 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

