

Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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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.

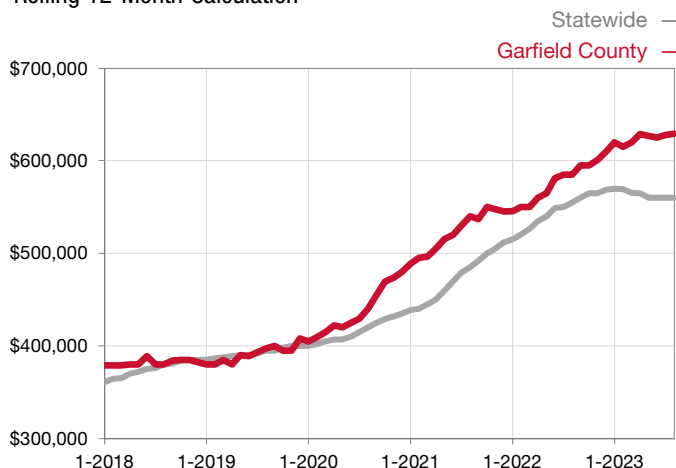
Single Family	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	94	87	- 7.4%	653	579	- 11.3%
Sold Listings	72	71	- 1.4%	469	413	- 11.9%
Median Sales Price*	\$618,200	\$611,500	- 1.1%	\$600,000	\$620,000	+ 3.3%
Average Sales Price*	\$796,316	\$975,500	+ 22.5%	\$782,532	\$938,538	+ 19.9%
Percent of List Price Received*	98.2%	96.6%	- 1.6%	98.8%	97.2%	- 1.6%
Days on Market Until Sale	47	41	- 12.8%	42	52	+ 23.8%
Inventory of Homes for Sale	237	176	- 25.7%	--	--	--
Months Supply of Inventory	3.5	3.4	- 2.9%	--	--	--

* 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	August			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
New Listings	3	3	0.0%	8	10	+ 25.0%
Sold Listings	2	0	- 100.0%	18	6	- 66.7%
Median Sales Price*	\$409,000	\$0	- 100.0%	\$348,875	\$449,500	+ 28.8%
Average Sales Price*	\$409,000	\$0	- 100.0%	\$378,786	\$401,667	+ 6.0%
Percent of List Price Received*	101.2%	0.0%	- 100.0%	98.3%	97.7%	- 0.6%
Days on Market Until Sale	0	0	--	156	32	- 79.5%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.3	1.1	+ 266.7%	--	--	--

* 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

