

# Local Market Update for November 2023

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents 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.

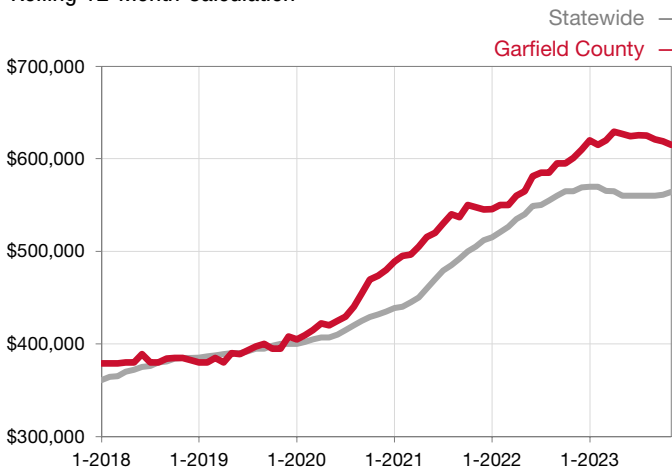
Single Family	November			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	28	47	+ 67.9%	814	756	- 7.1%
Sold Listings	52	43	- 17.3%	642	570	- 11.2%
Median Sales Price*	\$695,000	<b>\$780,000</b>	+ 12.2%	\$617,500	<b>\$620,750</b>	+ 0.5%
Average Sales Price*	\$818,977	<b>\$986,263</b>	+ 20.4%	\$797,968	<b>\$944,946</b>	+ 18.4%
Percent of List Price Received*	95.7%	<b>97.7%</b>	+ 2.1%	98.3%	<b>97.4%</b>	- 0.9%
Days on Market Until Sale	56	48	- 14.3%	43	53	+ 23.3%
Inventory of Homes for Sale	196	164	- 16.3%	--	--	--
Months Supply of Inventory	3.2	3.3	+ 3.1%	--	--	--

\* 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	November			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	0	--	9	13	+ 44.4%
Sold Listings	1	1	0.0%	19	8	- 57.9%
Median Sales Price*	\$268,000	<b>\$380,000</b>	+ 41.8%	\$348,750	<b>\$428,500</b>	+ 22.9%
Average Sales Price*	\$268,000	<b>\$380,000</b>	+ 41.8%	\$372,955	<b>\$405,875</b>	+ 8.8%
Percent of List Price Received*	101.1%	<b>97.7%</b>	- 3.4%	98.4%	<b>98.2%</b>	- 0.2%
Days on Market Until Sale	40	42	+ 5.0%	150	30	- 80.0%
Inventory of Homes for Sale	1	3	+ 200.0%	--	--	--
Months Supply of Inventory	0.3	1.9	+ 533.3%	--	--	--

\* 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

