

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®

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Garfield County

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

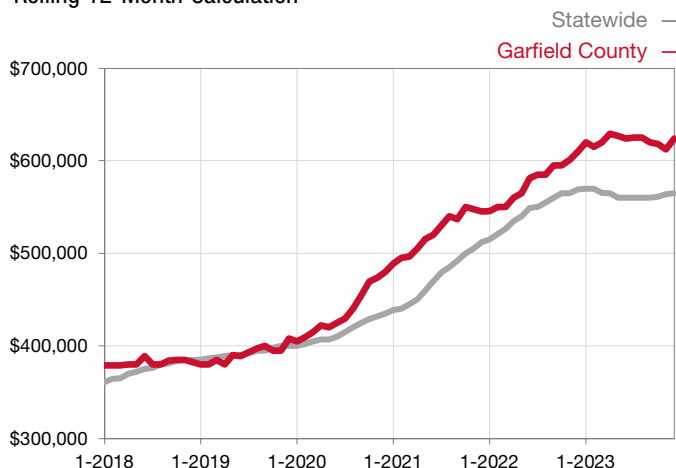
Single Family	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	37	23	- 37.8%	851	784	- 7.9%
Sold Listings	35	38	+ 8.6%	677	613	- 9.5%
Median Sales Price*	\$500,000	\$660,000	+ 32.0%	\$610,000	\$624,000	+ 2.3%
Average Sales Price*	\$652,382	\$908,467	+ 39.3%	\$790,442	\$938,660	+ 18.8%
Percent of List Price Received*	95.3%	97.0%	+ 1.8%	98.1%	97.4%	- 0.7%
Days on Market Until Sale	93	86	- 7.5%	46	56	+ 21.7%
Inventory of Homes for Sale	182	149	- 18.1%	--	--	--
Months Supply of Inventory	3.2	2.9	- 9.4%	--	--	--

* 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	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
New Listings	0	0	--	9	11	+ 22.2%
Sold Listings	0	1	--	19	9	- 52.6%
Median Sales Price*	\$0	\$305,000	--	\$348,750	\$400,000	+ 14.7%
Average Sales Price*	\$0	\$305,000	--	\$372,955	\$394,667	+ 5.8%
Percent of List Price Received*	0.0%	97.1%	--	98.4%	98.1%	- 0.3%
Days on Market Until Sale	0	66	--	150	34	- 77.3%
Inventory of Homes for Sale	0	1	--	--	--	--
Months Supply of Inventory	0.0	0.7	--	--	--	--

* 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

