

Local Market Update for May 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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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.

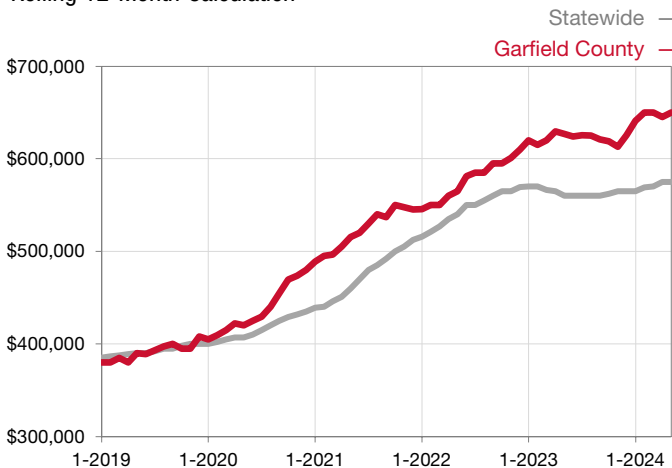
Single Family	May			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 05-2023	Thru 05-2024	Percent Change from Previous Year
Key Metrics						
New Listings	90	102	+ 13.3%	312	328	+ 5.1%
Sold Listings	72	62	- 13.9%	215	224	+ 4.2%
Median Sales Price*	\$655,000	\$707,500	+ 8.0%	\$610,000	\$640,000	+ 4.9%
Average Sales Price*	\$1,013,041	\$985,258	- 2.7%	\$894,342	\$953,334	+ 6.6%
Percent of List Price Received*	98.2%	98.7%	+ 0.5%	97.0%	98.1%	+ 1.1%
Days on Market Until Sale	44	70	+ 59.1%	60	68	+ 13.3%
Inventory of Homes for Sale	168	160	- 4.8%	--	--	--
Months Supply of Inventory	3.2	3.1	- 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	May			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 05-2023	Thru 05-2024	Percent Change from Previous Year
Key Metrics						
New Listings	0	0	--	4	11	+ 175.0%
Sold Listings	0	6	--	1	10	+ 900.0%
Median Sales Price*	\$0	\$547,000	--	\$400,000	\$451,000	+ 12.8%
Average Sales Price*	\$0	\$584,833	--	\$400,000	\$492,200	+ 23.1%
Percent of List Price Received*	0.0%	99.1%	--	100.0%	98.0%	- 2.0%
Days on Market Until Sale	0	19	--	2	38	+ 1800.0%
Inventory of Homes for Sale	2	2	0.0%	--	--	--
Months Supply of Inventory	1.4	1.0	- 28.6%	--	--	--

* 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

