

# Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

Not all agents  
are the same!



## Eagle County

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

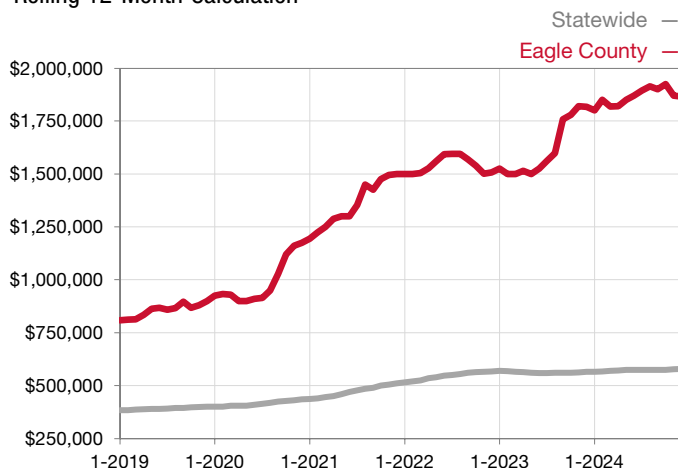
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	32	48	+ 50.0%	681	670	- 1.6%
Sold Listings	37	32	- 13.5%	505	478	- 5.3%
Median Sales Price*	\$1,900,000	\$1,901,209	+ 0.1%	\$1,817,000	\$1,865,000	+ 2.6%
Average Sales Price*	\$2,357,229	\$3,615,059	+ 53.4%	\$2,586,741	\$3,064,883	+ 18.5%
Percent of List Price Received*	95.3%	96.0%	+ 0.7%	96.6%	97.0%	+ 0.4%
Days on Market Until Sale	109	105	- 3.7%	85	83	- 2.4%
Inventory of Homes for Sale	223	211	- 5.4%	--	--	--
Months Supply of Inventory	5.3	5.3	0.0%	--	--	--

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
New Listings	54	66	+ 22.2%	712	807	+ 13.3%
Sold Listings	60	47	- 21.7%	558	602	+ 7.9%
Median Sales Price*	\$2,230,000	\$1,550,000	- 30.5%	\$1,377,500	\$1,315,625	- 4.5%
Average Sales Price*	\$2,245,531	\$2,009,935	- 10.5%	\$1,963,698	\$1,916,909	- 2.4%
Percent of List Price Received*	97.9%	98.0%	+ 0.1%	97.8%	97.8%	0.0%
Days on Market Until Sale	139	156	+ 12.2%	86	89	+ 3.5%
Inventory of Homes for Sale	195	223	+ 14.4%	--	--	--
Months Supply of Inventory	4.2	4.4	+ 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.

Median Sales Price – Single Family  
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo  
Rolling 12-Month Calculation

