

# Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®



## Glenwood Springs

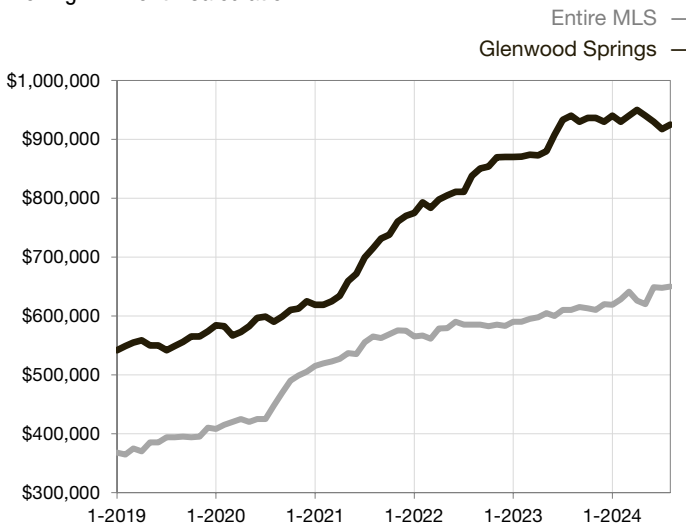
Single Family	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 8-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	14	12	- 14.3%	119	116	- 2.5%
Sold Listings	12	9	- 25.0%	87	73	- 16.1%
Median Sales Price*	\$975,000	\$1,025,000	+ 5.1%	\$933,084	\$930,000	- 0.3%
Average Sales Price*	\$994,471	\$1,051,111	+ 5.7%	\$1,010,328	\$1,054,533	+ 4.4%
Percent of List Price Received*	95.7%	95.9%	+ 0.2%	96.8%	97.6%	+ 0.8%
Days on Market Until Sale	50	62	+ 24.0%	52	65	+ 25.0%
Inventory of Homes for Sale	39	43	+ 10.3%	--	--	--
Months Supply of Inventory	3.5	4.2	+ 20.0%	--	--	--

\* 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	August			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 8-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	6	8	+ 33.3%	38	58	+ 52.6%
Sold Listings	1	4	+ 300.0%	32	47	+ 46.9%
Median Sales Price*	\$645,000	\$549,000	- 14.9%	\$497,500	\$548,000	+ 10.2%
Average Sales Price*	\$645,000	\$496,000	- 23.1%	\$500,889	\$510,881	+ 2.0%
Percent of List Price Received*	98.5%	97.3%	- 1.2%	97.9%	98.7%	+ 0.8%
Days on Market Until Sale	13	35	+ 169.2%	37	29	- 21.6%
Inventory of Homes for Sale	9	10	+ 11.1%	--	--	--
Months Supply of Inventory	1.9	1.9	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.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

