

# Local Market Update for October 2020

A Research Tool Provided by the Colorado Association of REALTORS®



## Glenwood Springs

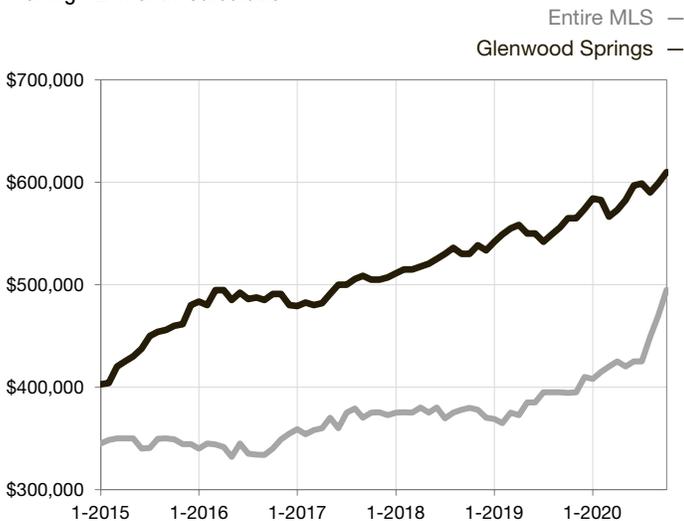
Single Family	October			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 10-2019	Thru 10-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	16	29	+ 81.3%	210	240	+ 14.3%
Sold Listings	10	29	+ 190.0%	131	190	+ 45.0%
Median Sales Price*	\$556,000	<b>\$657,500</b>	+ 18.3%	\$573,000	<b>\$611,250</b>	+ 6.7%
Average Sales Price*	\$676,825	<b>\$791,973</b>	+ 17.0%	\$610,375	<b>\$695,379</b>	+ 13.9%
Percent of List Price Received*	96.3%	<b>98.8%</b>	+ 2.6%	97.4%	<b>97.9%</b>	+ 0.5%
Days on Market Until Sale	88	51	- 42.0%	75	61	- 18.7%
Inventory of Homes for Sale	67	33	- 50.7%	--	--	--
Months Supply of Inventory	5.1	1.8	- 64.7%	--	--	--

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

Townhouse/Condo	October			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 10-2019	Thru 10-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	4	9	+ 125.0%	110	80	- 27.3%
Sold Listings	15	6	- 60.0%	87	69	- 20.7%
Median Sales Price*	\$323,900	<b>\$315,000</b>	- 2.7%	\$326,500	<b>\$333,000</b>	+ 2.0%
Average Sales Price*	\$355,260	<b>\$305,750</b>	- 13.9%	\$327,191	<b>\$339,188</b>	+ 3.7%
Percent of List Price Received*	97.8%	<b>98.1%</b>	+ 0.3%	97.9%	<b>98.3%</b>	+ 0.4%
Days on Market Until Sale	48	34	- 29.2%	64	43	- 32.8%
Inventory of Homes for Sale	24	11	- 54.2%	--	--	--
Months Supply of Inventory	2.9	1.6	- 44.8%	--	--	--

\* 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

