

# Local Market Update for February 2024

A Research Tool Provided by the Colorado Association of REALTORS®



## Glenwood Springs

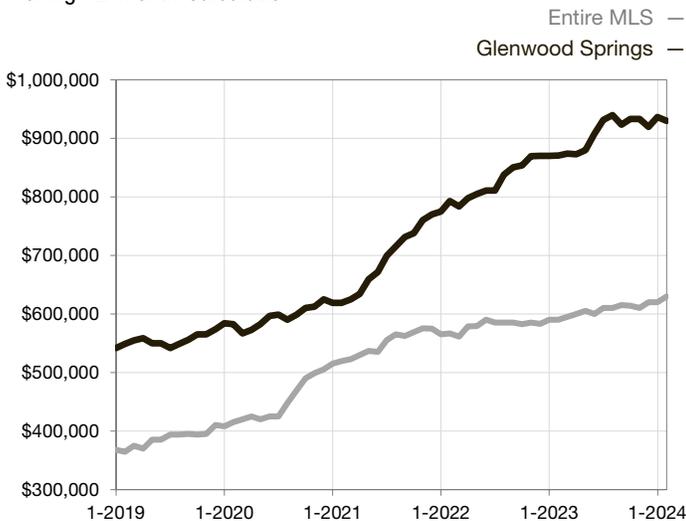
Single Family	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 2-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	8	11	+ 37.5%	19	15	- 21.1%
Sold Listings	3	10	+ 233.3%	10	11	+ 10.0%
Median Sales Price*	\$1,800,000	<b>\$915,500</b>	- 49.1%	\$927,500	<b>\$930,000</b>	+ 0.3%
Average Sales Price*	\$2,035,000	<b>\$1,008,541</b>	- 50.4%	\$1,247,650	<b>\$1,038,037</b>	- 16.8%
Percent of List Price Received*	89.9%	<b>96.7%</b>	+ 7.6%	94.2%	<b>96.6%</b>	+ 2.5%
Days on Market Until Sale	144	<b>79</b>	- 45.1%	72	<b>75</b>	+ 4.2%
Inventory of Homes for Sale	38	<b>21</b>	- 44.7%	--	--	--
Months Supply of Inventory	3.0	<b>1.8</b>	- 40.0%	--	--	--

\* 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	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 2-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	0	7	--	6	14	+ 133.3%
Sold Listings	4	5	+ 25.0%	8	7	- 12.5%
Median Sales Price*	\$375,750	<b>\$523,500</b>	+ 39.3%	\$463,250	<b>\$523,500</b>	+ 13.0%
Average Sales Price*	\$411,625	<b>\$542,500</b>	+ 31.8%	\$440,688	<b>\$502,500</b>	+ 14.0%
Percent of List Price Received*	98.9%	<b>100.1%</b>	+ 1.2%	98.5%	<b>99.5%</b>	+ 1.0%
Days on Market Until Sale	33	<b>11</b>	- 66.7%	37	<b>19</b>	- 48.6%
Inventory of Homes for Sale	3	<b>8</b>	+ 166.7%	--	--	--
Months Supply of Inventory	0.4	<b>2.1</b>	+ 425.0%	--	--	--

\* 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

