

Local Market Update for June 2024

A Research Tool Provided by the Colorado Association of REALTORS®

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.

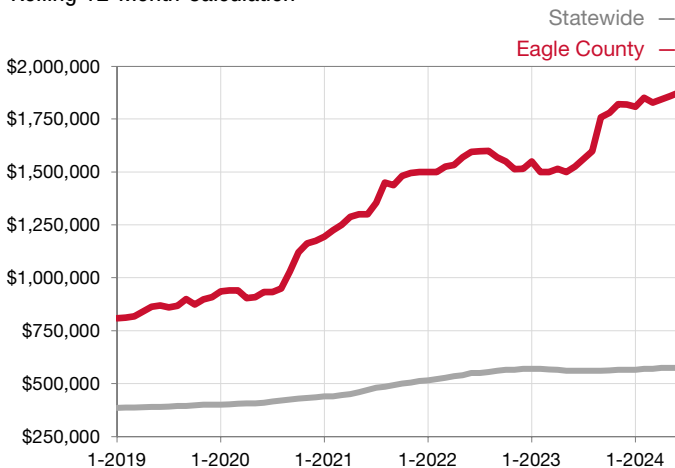
Single Family	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 06-2024	Percent Change from Previous Year
Key Metrics						
New Listings	122	85	- 30.3%	353	324	- 8.2%
Sold Listings	44	41	- 6.8%	224	207	- 7.6%
Median Sales Price*	\$1,680,000	\$1,870,000	+ 11.3%	\$1,597,500	\$1,800,000	+ 12.7%
Average Sales Price*	\$2,664,011	\$2,430,802	- 8.8%	\$2,314,169	\$2,692,947	+ 16.4%
Percent of List Price Received*	96.7%	98.7%	+ 2.1%	96.6%	97.4%	+ 0.8%
Days on Market Until Sale	105	46	- 56.2%	91	77	- 15.4%
Inventory of Homes for Sale	236	237	+ 0.4%	--	--	--
Months Supply of Inventory	5.4	5.8	+ 7.4%	--	--	--

* 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	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 06-2024	Percent Change from Previous Year
Key Metrics						
New Listings	80	88	+ 10.0%	301	360	+ 19.6%
Sold Listings	39	26	- 33.3%	192	281	+ 46.4%
Median Sales Price*	\$980,000	\$985,000	+ 0.5%	\$1,307,500	\$1,375,000	+ 5.2%
Average Sales Price*	\$1,625,720	\$1,487,625	- 8.5%	\$2,158,522	\$2,062,261	- 4.5%
Percent of List Price Received*	98.5%	98.1%	- 0.4%	97.3%	98.0%	+ 0.7%
Days on Market Until Sale	33	69	+ 109.1%	50	65	+ 30.0%
Inventory of Homes for Sale	162	209	+ 29.0%	--	--	--
Months Supply of Inventory	4.3	4.4	+ 2.3%	--	--	--

* 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

