

Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure 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.

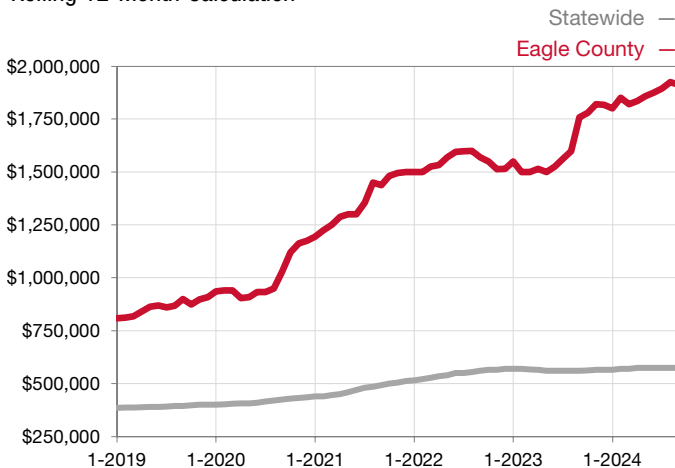
Single Family	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Key Metrics						
New Listings	49	54	+ 10.2%	570	536	- 6.0%
Sold Listings	62	39	- 37.1%	390	336	- 13.8%
Median Sales Price*	\$2,300,000	\$2,200,000	- 4.3%	\$1,767,500	\$1,875,000	+ 6.1%
Average Sales Price*	\$3,157,167	\$3,332,506	+ 5.6%	\$2,613,157	\$2,891,297	+ 10.6%
Percent of List Price Received*	96.3%	97.7%	+ 1.5%	96.7%	97.4%	+ 0.7%
Days on Market Until Sale	54	53	- 1.9%	81	74	- 8.6%
Inventory of Homes for Sale	253	254	+ 0.4%	--	--	--
Months Supply of Inventory	5.8	6.8	+ 17.2%	--	--	--

* 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	September			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Key Metrics						
New Listings	46	57	+ 23.9%	477	569	+ 19.3%
Sold Listings	55	50	- 9.1%	331	426	+ 28.7%
Median Sales Price*	\$1,675,000	\$1,419,000	- 15.3%	\$1,350,000	\$1,345,000	- 0.4%
Average Sales Price*	\$2,241,136	\$1,883,134	- 16.0%	\$2,074,994	\$1,979,295	- 4.6%
Percent of List Price Received*	97.3%	97.0%	- 0.3%	97.5%	97.9%	+ 0.4%
Days on Market Until Sale	54	108	+ 100.0%	69	75	+ 8.7%
Inventory of Homes for Sale	147	209	+ 42.2%	--	--	--
Months Supply of Inventory	4.0	4.3	+ 7.5%	--	--	--

* 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

