

# Local Market Update for November 2025

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure  
Your Agent is a REALTOR®

Not all agents  
are the same!



## Garfield County

Contact the Glenwood Springs Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

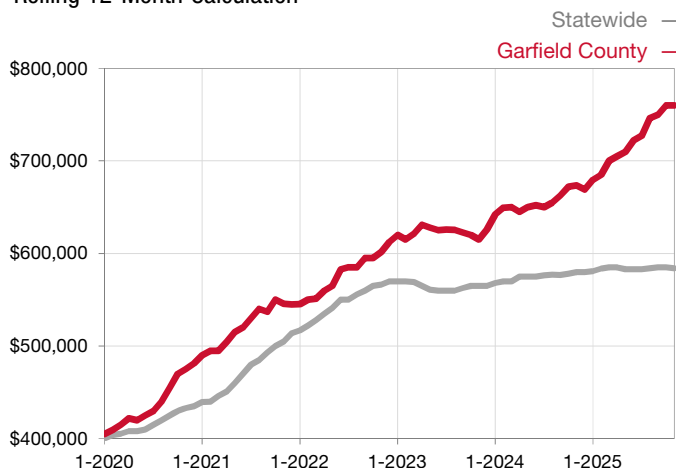
Single Family	November			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
New Listings	30	42	+ 40.0%	754	835	+ 10.7%
Sold Listings	44	41	- 6.8%	567	520	- 8.3%
Median Sales Price*	\$695,000	\$635,000	- 8.6%	\$675,000	\$775,000	+ 14.8%
Average Sales Price*	\$1,362,395	\$1,022,726	- 24.9%	\$1,012,338	\$1,130,056	+ 11.6%
Percent of List Price Received*	96.7%	97.5%	+ 0.8%	97.8%	97.0%	- 0.8%
Days on Market Until Sale	123	96	- 22.0%	95	96	+ 1.1%
Inventory of Homes for Sale	156	235	+ 50.6%	--	--	--
Months Supply of Inventory	3.1	5.0	+ 61.3%	--	--	--

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

Townhouse/Condo	November			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
New Listings	16	18	+ 12.5%	245	324	+ 32.2%
Sold Listings	17	13	- 23.5%	195	191	- 2.1%
Median Sales Price*	\$620,000	\$540,000	- 12.9%	\$515,000	\$480,000	- 6.8%
Average Sales Price*	\$682,041	\$509,663	- 25.3%	\$577,891	\$563,567	- 2.5%
Percent of List Price Received*	97.9%	97.0%	- 0.9%	98.5%	98.0%	- 0.5%
Days on Market Until Sale	73	109	+ 49.3%	75	81	+ 8.0%
Inventory of Homes for Sale	51	59	+ 15.7%	--	--	--
Months Supply of Inventory	3.1	3.4	+ 9.7%	--	--	--

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

Median Sales Price – Single Family  
Rolling 12-Month Calculation



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

