

# Local Market Update for February 2023

A Research Tool Provided by the Colorado Association of REALTORS®



## Glenwood Springs

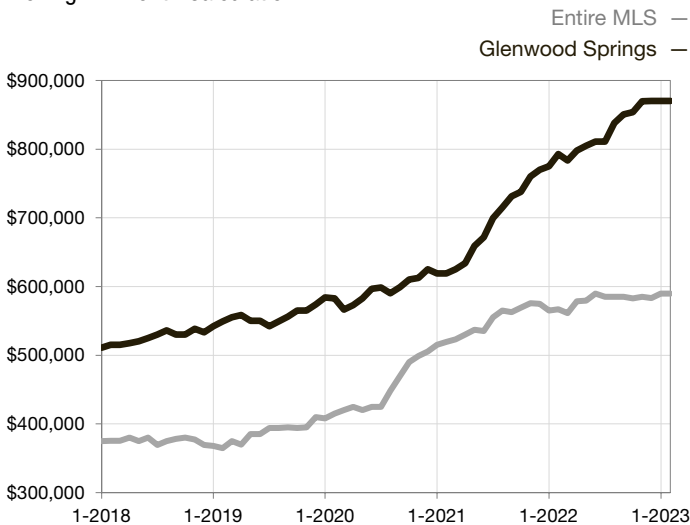
Single Family	February			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 2-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	15	7	- 53.3%	26	18	- 30.8%
Sold Listings	10	3	- 70.0%	19	10	- 47.4%
Median Sales Price*	\$915,000	<b>\$1,800,000</b>	+ 96.7%	\$880,000	<b>\$927,500</b>	+ 5.4%
Average Sales Price*	\$964,900	<b>\$2,035,000</b>	+ 110.9%	\$944,754	<b>\$1,247,650</b>	+ 32.1%
Percent of List Price Received*	97.4%	<b>89.9%</b>	- 7.7%	98.8%	<b>94.2%</b>	- 4.7%
Days on Market Until Sale	81	<b>144</b>	+ 77.8%	47	<b>72</b>	+ 53.2%
Inventory of Homes for Sale	31	<b>31</b>	0.0%	--	--	--
Months Supply of Inventory	1.7	<b>2.4</b>	+ 41.2%	--	--	--

\* 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	February			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 2-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	3	0	- 100.0%	11	4	- 63.6%
Sold Listings	8	3	- 62.5%	11	7	- 36.4%
Median Sales Price*	\$442,500	<b>\$300,000</b>	- 32.2%	\$476,000	<b>\$451,500</b>	- 5.1%
Average Sales Price*	\$462,375	<b>\$315,500</b>	- 31.8%	\$477,727	<b>\$403,643</b>	- 15.5%
Percent of List Price Received*	100.2%	<b>98.6%</b>	- 1.6%	100.8%	<b>98.3%</b>	- 2.5%
Days on Market Until Sale	120	<b>44</b>	- 63.3%	89	<b>42</b>	- 52.8%
Inventory of Homes for Sale	6	<b>3</b>	- 50.0%	--	--	--
Months Supply of Inventory	0.7	<b>0.4</b>	- 42.9%	--	--	--

\* 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

