

Local Market Update for October 2018

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.

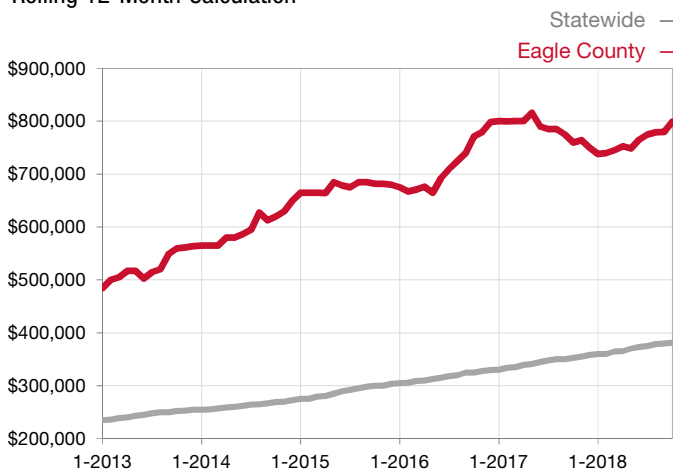
Single Family	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Key Metrics						
New Listings	55	54	- 1.8%	935	864	- 7.6%
Sold Listings	92	91	- 1.1%	626	624	- 0.3%
Median Sales Price*	\$787,500	\$957,500	+ 21.6%	\$749,500	\$799,500	+ 6.7%
Average Sales Price*	\$1,341,414	\$1,450,626	+ 8.1%	\$1,308,851	\$1,384,455	+ 5.8%
Percent of List Price Received*	96.4%	94.8%	- 1.7%	96.1%	96.3%	+ 0.2%
Days on Market Until Sale	112	154	+ 37.5%	139	123	- 11.5%
Inventory of Homes for Sale	506	419	- 17.2%	--	--	--
Months Supply of Inventory	8.3	6.8	- 18.1%	--	--	--

* 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	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Key Metrics						
New Listings	68	72	+ 5.9%	855	912	+ 6.7%
Sold Listings	83	80	- 3.6%	629	620	- 1.4%
Median Sales Price*	\$513,000	\$542,500	+ 5.8%	\$490,000	\$575,000	+ 17.3%
Average Sales Price*	\$865,409	\$823,044	- 4.9%	\$892,350	\$1,014,986	+ 13.7%
Percent of List Price Received*	96.7%	97.7%	+ 1.0%	96.6%	96.7%	+ 0.1%
Days on Market Until Sale	109	126	+ 15.6%	116	118	+ 1.7%
Inventory of Homes for Sale	425	357	- 16.0%	--	--	--
Months Supply of Inventory	6.6	5.7	- 13.6%	--	--	--

* 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

