

## Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



# Glenwood Springs Zip

### Single Family

Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	17	11	- 35.3%	17	11	- 35.3%
Sold Listings	7	7	0.0%	7	7	0.0%
Median Sales Price*	\$1,132,500	<b>\$1,220,000</b>	+ 7.7%	\$1,132,500	<b>\$1,220,000</b>	+ 7.7%
Average Sales Price*	\$1,207,971	<b>\$1,188,771</b>	- 1.6%	\$1,207,971	<b>\$1,188,771</b>	- 1.6%
Percent of List Price Received*	94.6%	<b>94.7%</b>	+ 0.1%	94.6%	<b>94.7%</b>	+ 0.1%
Days on Market Until Sale	153	171	+ 11.8%	153	171	+ 11.8%
Inventory of Homes for Sale	27	41	+ 51.9%	--	--	--
Months Supply of Inventory	2.8	3.8	+ 35.7%	--	--	--

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

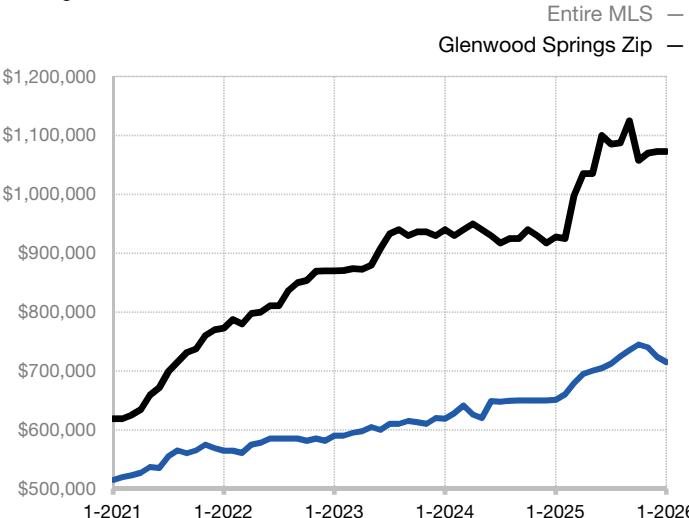
### Townhouse/Condo

Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	4	3	- 25.0%	4	3	- 25.0%
Sold Listings	5	2	- 60.0%	5	2	- 60.0%
Median Sales Price*	\$515,000	<b>\$598,000</b>	+ 16.1%	\$515,000	<b>\$598,000</b>	+ 16.1%
Average Sales Price*	\$537,700	<b>\$598,000</b>	+ 11.2%	\$537,700	<b>\$598,000</b>	+ 11.2%
Percent of List Price Received*	97.6%	<b>98.0%</b>	+ 0.4%	97.6%	<b>98.0%</b>	+ 0.4%
Days on Market Until Sale	63	120	+ 90.5%	63	120	+ 90.5%
Inventory of Homes for Sale	13	18	+ 38.5%	--	--	--
Months Supply of Inventory	2.2	3.4	+ 54.5%	--	--	--

\* 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

