

# Local Market Update for May 2021

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.

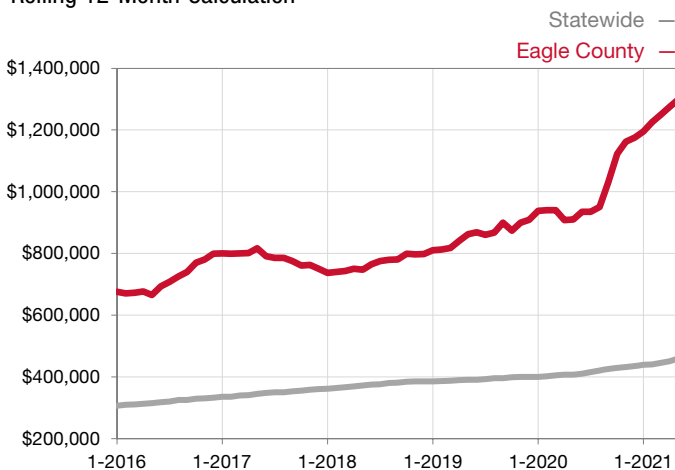
Single Family	May			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	102	<b>67</b>	- 34.3%	315	<b>324</b>	+ 2.9%
Sold Listings	26	<b>59</b>	+ 126.9%	166	<b>275</b>	+ 65.7%
Median Sales Price*	\$838,714	<b>\$1,475,000</b>	+ 75.9%	\$897,500	<b>\$1,521,000</b>	+ 69.5%
Average Sales Price*	\$1,428,589	<b>\$2,838,876</b>	+ 98.7%	\$1,455,335	<b>\$2,467,356</b>	+ 69.5%
Percent of List Price Received*	97.2%	<b>97.5%</b>	+ 0.3%	96.4%	<b>97.0%</b>	+ 0.6%
Days on Market Until Sale	168	<b>69</b>	- 58.9%	174	<b>130</b>	- 25.3%
Inventory of Homes for Sale	382	<b>154</b>	- 59.7%	--	--	--
Months Supply of Inventory	7.0	<b>1.8</b>	- 74.3%	--	--	--

\* 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	May			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	72	<b>86</b>	+ 19.4%	343	<b>450</b>	+ 31.2%
Sold Listings	22	<b>81</b>	+ 268.2%	194	<b>403</b>	+ 107.7%
Median Sales Price*	\$772,500	<b>\$720,000</b>	- 6.8%	\$699,205	<b>\$795,000</b>	+ 13.7%
Average Sales Price*	\$1,349,832	<b>\$969,410</b>	- 28.2%	\$1,314,606	<b>\$1,238,666</b>	- 5.8%
Percent of List Price Received*	95.0%	<b>99.1%</b>	+ 4.3%	96.5%	<b>98.0%</b>	+ 1.6%
Days on Market Until Sale	90	<b>70</b>	- 22.2%	141	<b>90</b>	- 36.2%
Inventory of Homes for Sale	401	<b>133</b>	- 66.8%	--	--	--
Months Supply of Inventory	6.8	<b>1.3</b>	- 80.9%	--	--	--

\* 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

