

Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Town of Vail

Single Family-Duplex	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
Key Metrics						
New Listings	8	5	- 37.5%	8	5	- 37.5%
Sold Listings	3	1	- 66.7%	3	1	- 66.7%
Median Sales Price*	\$3,750,000	\$26,000,000	+ 593.3%	\$3,750,000	\$26,000,000	+ 593.3%
Average Sales Price*	\$3,775,000	\$26,000,000	+ 588.7%	\$3,775,000	\$26,000,000	+ 588.7%
Percent of List Price Received*	91.4%	87.0%	- 4.8%	91.4%	87.0%	- 4.8%
Days on Market Until Sale	157	566	+ 260.5%	157	566	+ 260.5%
Inventory of Homes for Sale	35	40	+ 14.3%	--	--	--
Months Supply of Inventory	11.4	10.4	- 8.8%	--	--	--

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

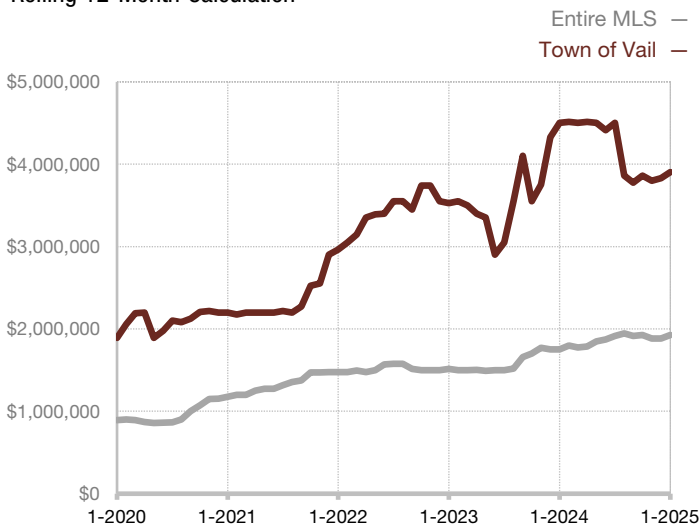
** These monthly reports use Agent Days on Market data.

Townhouse/Condo	January			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 01-2024	Thru 01-2025	Percent Change from Previous Year
Key Metrics						
New Listings	19	18	- 5.3%	19	18	- 5.3%
Sold Listings	7	6	- 14.3%	7	6	- 14.3%
Median Sales Price*	\$1,850,000	\$1,437,500	- 22.3%	\$1,850,000	\$1,437,500	- 22.3%
Average Sales Price*	\$3,358,571	\$2,706,667	- 19.4%	\$3,358,571	\$2,706,667	- 19.4%
Percent of List Price Received*	96.9%	96.8%	- 0.1%	96.9%	96.8%	- 0.1%
Days on Market Until Sale	55	56	+ 1.8%	55	56	+ 1.8%
Inventory of Homes for Sale	56	70	+ 25.0%	--	--	--
Months Supply of Inventory	4.4	5.3	+ 20.5%	--	--	--

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

** These monthly reports use Agent Days on Market data.

Median Sales Price – Single Family-Duplex
Rolling 12-Month Calculation



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

