

Local Market Update for September 2025

A Research Tool Provided by the Colorado Association of REALTORS®



East Vail

Includes the MLS areas of East Vail, Booth Creek and Vail Golf course

Single Family-Duplex	September			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
New Listings	1	3	+ 200.0%	30	28	- 6.7%
Sold Listings	1	2	+ 100.0%	11	13	+ 18.2%
Median Sales Price*	\$2,900,000	\$3,800,000	+ 31.0%	\$3,800,000	\$4,000,000	+ 5.3%
Average Sales Price*	\$2,900,000	\$3,800,000	+ 31.0%	\$6,327,370	\$5,063,385	- 20.0%
Percent of List Price Received*	98.3%	92.8%	- 5.6%	95.4%	93.8%	- 1.7%
Days on Market Until Sale	25	30	+ 20.0%	188	190	+ 1.1%
Inventory of Homes for Sale	16	24	+ 50.0%	--	--	--
Months Supply of Inventory	9.4	9.2	- 2.1%	--	--	--

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

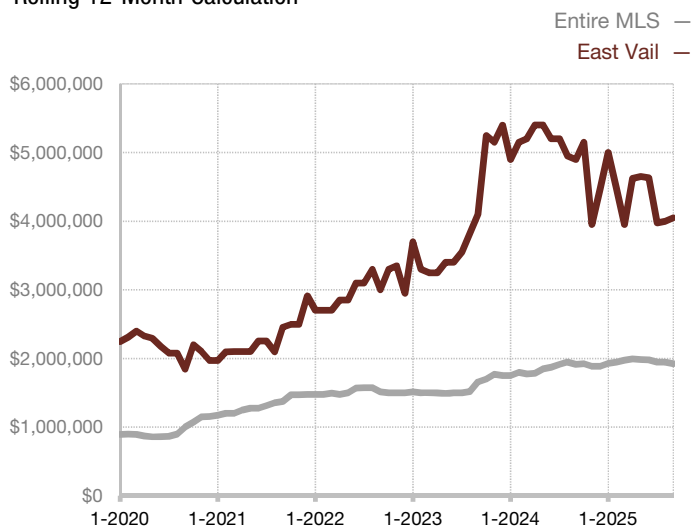
** These monthly reports use Agent Days on Market data.

Townhouse/Condo	September			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
New Listings	8	2	- 75.0%	49	48	- 2.0%
Sold Listings	3	8	+ 166.7%	29	32	+ 10.3%
Median Sales Price*	\$685,000	\$1,376,500	+ 100.9%	\$1,200,000	\$1,192,500	- 0.6%
Average Sales Price*	\$821,667	\$1,653,875	+ 101.3%	\$1,268,500	\$1,275,364	+ 0.5%
Percent of List Price Received*	99.8%	95.0%	- 4.8%	97.8%	96.8%	- 1.0%
Days on Market Until Sale	42	143	+ 240.5%	65	85	+ 30.8%
Inventory of Homes for Sale	19	18	- 5.3%	--	--	--
Months Supply of Inventory	5.1	5.0	- 2.0%	--	--	--

* 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

