

Local Market Update for July 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Aspen

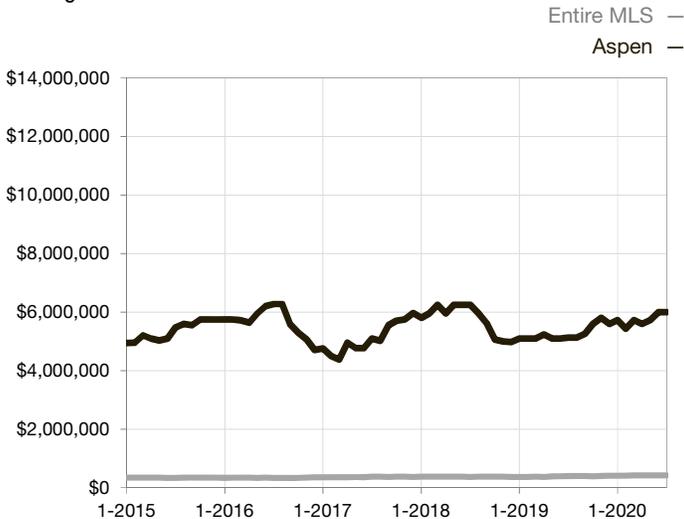
Single Family Key Metrics	July			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 07-2019	Thru 7-2020	Percent Change from Previous Year
New Listings	20	50	+ 150.0%	107	118	+ 10.3%
Sold Listings	4	9	+ 125.0%	55	34	- 38.2%
Median Sales Price*	\$8,200,000	\$8,350,000	+ 1.8%	\$5,500,000	\$7,041,667	+ 28.0%
Average Sales Price*	\$7,817,500	\$13,053,333	+ 67.0%	\$7,365,506	\$9,564,749	+ 29.9%
Percent of List Price Received*	95.4%	91.2%	- 4.4%	91.6%	88.4%	- 3.5%
Days on Market Until Sale	204	173	- 15.2%	262	192	- 26.7%
Inventory of Homes for Sale	182	132	- 27.5%	--	--	--
Months Supply of Inventory	22.3	20.3	- 9.0%	--	--	--

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

Townhouse/Condo Key Metrics	July			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 07-2019	Thru 7-2020	Percent Change from Previous Year
New Listings	6	49	+ 716.7%	105	123	+ 17.1%
Sold Listings	7	16	+ 128.6%	81	56	- 30.9%
Median Sales Price*	\$579,000	\$2,277,500	+ 293.4%	\$1,800,000	\$2,165,000	+ 20.3%
Average Sales Price*	\$1,778,714	\$3,118,875	+ 75.3%	\$2,175,999	\$4,036,270	+ 85.5%
Percent of List Price Received*	96.3%	93.6%	- 2.8%	95.2%	92.9%	- 2.4%
Days on Market Until Sale	88	214	+ 143.2%	150	171	+ 14.0%
Inventory of Homes for Sale	111	112	+ 0.9%	--	--	--
Months Supply of Inventory	9.0	11.6	+ 28.9%	--	--	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

