

# Local Market Update for December 2020

A Research Tool Provided by the Colorado Association of REALTORS®



## Aspen

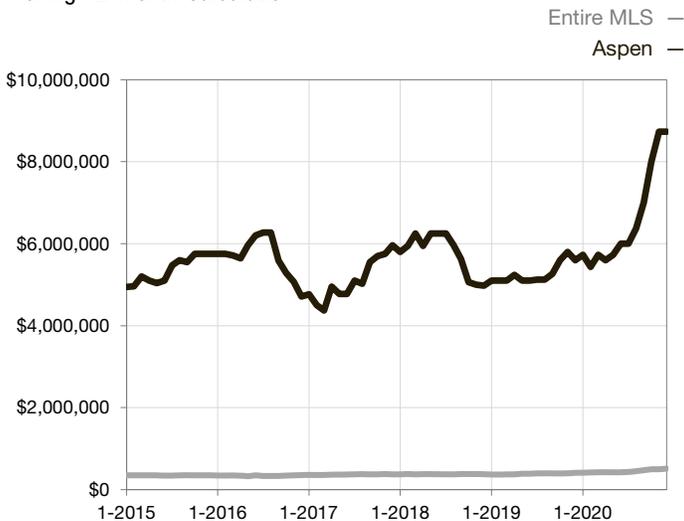
Single Family	December			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	20	13	- 35.0%	180	229	+ 27.2%
Sold Listings	9	25	+ 177.8%	99	176	+ 77.8%
Median Sales Price*	\$5,600,000	\$7,000,000	+ 25.0%	\$5,600,000	\$8,737,500	+ 56.0%
Average Sales Price*	\$7,252,889	\$10,763,960	+ 48.4%	\$7,041,006	\$10,383,359	+ 47.5%
Percent of List Price Received*	88.9%	92.7%	+ 4.3%	91.4%	92.1%	+ 0.8%
Days on Market Until Sale	147	196	+ 33.3%	237	196	- 17.3%
Inventory of Homes for Sale	177	97	- 45.2%	--	--	--
Months Supply of Inventory	21.5	6.6	- 69.3%	--	--	--

\* 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	December			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	19	16	- 15.8%	182	257	+ 41.2%
Sold Listings	12	23	+ 91.7%	141	185	+ 31.2%
Median Sales Price*	\$3,962,500	\$1,868,000	- 52.9%	\$1,822,500	\$2,625,000	+ 44.0%
Average Sales Price*	\$4,844,751	\$3,249,917	- 32.9%	\$2,350,811	\$3,738,396	+ 59.0%
Percent of List Price Received*	94.5%	92.7%	- 1.9%	94.8%	95.0%	+ 0.2%
Days on Market Until Sale	159	88	- 44.7%	162	141	- 13.0%
Inventory of Homes for Sale	115	89	- 22.6%	--	--	--
Months Supply of Inventory	9.8	5.8	- 40.8%	--	--	--

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

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



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

