

Local Market Update for May 2021

A Research Tool Provided by the Colorado Association of REALTORS®



Aspen

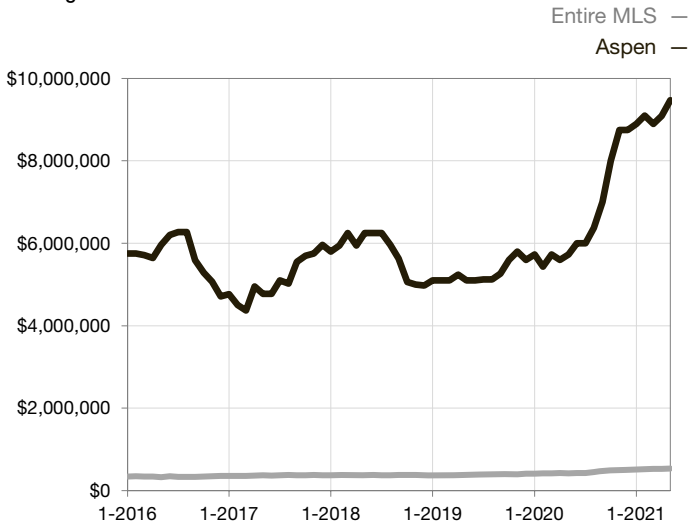
Single Family	May			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 5-2021	Percent Change from Previous Year
Key Metrics						
New Listings	14	12	- 14.3%	37	58	+ 56.8%
Sold Listings	1	10	+ 900.0%	20	48	+ 140.0%
Median Sales Price*	\$1,900,000	\$13,397,500	+ 605.1%	\$6,400,000	\$9,650,000	+ 50.8%
Average Sales Price*	\$1,900,000	\$16,690,500	+ 778.4%	\$7,613,573	\$12,171,033	+ 59.9%
Percent of List Price Received*	82.6%	96.8%	+ 17.2%	88.4%	95.5%	+ 8.0%
Days on Market Until Sale	285	84	- 70.5%	188	198	+ 5.3%
Inventory of Homes for Sale	152	65	- 57.2%	--	--	--
Months Supply of Inventory	24.6	3.8	- 84.6%	--	--	--

* 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 5-2021	Percent Change from Previous Year
Key Metrics						
New Listings	16	15	- 6.3%	56	95	+ 69.6%
Sold Listings	1	23	+ 2200.0%	33	90	+ 172.7%
Median Sales Price*	\$2,250,000	\$1,395,000	- 38.0%	\$2,250,000	\$1,750,000	- 22.2%
Average Sales Price*	\$2,250,000	\$2,333,522	+ 3.7%	\$4,532,409	\$2,446,341	- 46.0%
Percent of List Price Received*	86.9%	96.3%	+ 10.8%	92.9%	96.5%	+ 3.9%
Days on Market Until Sale	61	136	+ 123.0%	156	110	- 29.5%
Inventory of Homes for Sale	119	57	- 52.1%	--	--	--
Months Supply of Inventory	13.2	2.8	- 78.8%	--	--	--

* 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

