

Local Market Update for August 2021

A Research Tool Provided by the Colorado Association of REALTORS®



Aspen

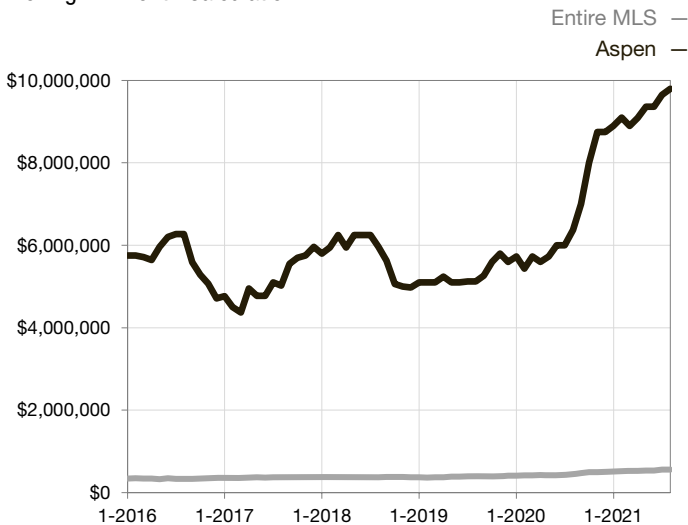
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 8-2021	Percent Change from Previous Year
Key Metrics						
New Listings	46	11	- 76.1%	169	125	- 26.0%
Sold Listings	39	9	- 76.9%	73	85	+ 16.4%
Median Sales Price*	\$8,500,000	\$9,250,000	+ 8.8%	\$7,700,000	\$9,700,000	+ 26.0%
Average Sales Price*	\$9,378,654	\$9,979,443	+ 6.4%	\$9,465,328	\$12,615,740	+ 33.3%
Percent of List Price Received*	92.2%	94.4%	+ 2.4%	90.4%	94.6%	+ 4.6%
Days on Market Until Sale	218	117	- 46.3%	206	171	- 17.0%
Inventory of Homes for Sale	159	77	- 51.6%	--	--	--
Months Supply of Inventory	17.5	4.9	- 72.0%	--	--	--

* 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	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 8-2021	Percent Change from Previous Year
Key Metrics						
New Listings	42	15	- 64.3%	173	170	- 1.7%
Sold Listings	26	31	+ 19.2%	82	156	+ 90.2%
Median Sales Price*	\$2,475,000	\$2,395,000	- 3.2%	\$2,237,500	\$1,762,500	- 21.2%
Average Sales Price*	\$3,087,558	\$3,442,234	+ 11.5%	\$3,735,459	\$2,536,763	- 32.1%
Percent of List Price Received*	96.7%	97.4%	+ 0.7%	94.1%	96.8%	+ 2.9%
Days on Market Until Sale	177	61	- 65.5%	173	91	- 47.4%
Inventory of Homes for Sale	121	33	- 72.7%	--	--	--
Months Supply of Inventory	11.1	1.5	- 86.5%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

