

Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Aspen

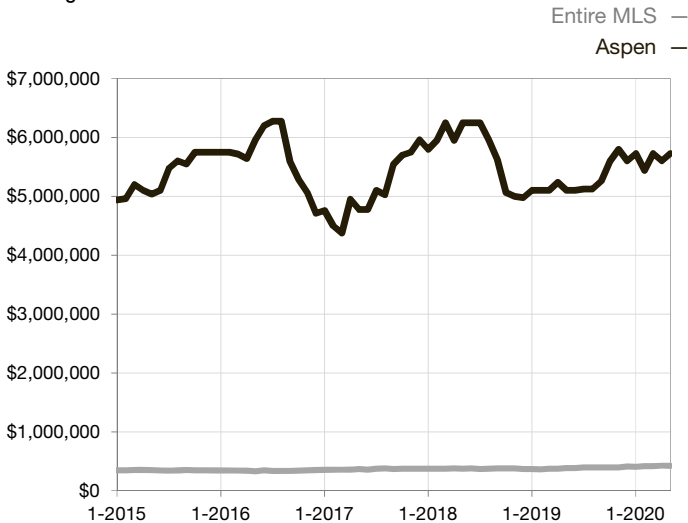
Single Family	May			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 5-2020	Percent Change from Previous Year
Key Metrics						
New Listings	12	14	+ 16.7%	58	37	- 36.2%
Sold Listings	18	1	- 94.4%	45	20	- 55.6%
Median Sales Price*	\$4,850,000	\$1,900,000	- 60.8%	\$6,000,000	\$6,400,000	+ 6.7%
Average Sales Price*	\$7,135,992	\$1,900,000	- 73.4%	\$7,320,841	\$7,613,573	+ 4.0%
Percent of List Price Received*	92.6%	82.6%	- 10.8%	91.3%	88.4%	- 3.2%
Days on Market Until Sale	289	285	- 1.4%	271	188	- 30.6%
Inventory of Homes for Sale	155	128	- 17.4%	--	--	--
Months Supply of Inventory	18.6	20.8	+ 11.8%	--	--	--

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

Townhouse/Condo	May			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 5-2020	Percent Change from Previous Year
Key Metrics						
New Listings	14	15	+ 7.1%	72	55	- 23.6%
Sold Listings	12	1	- 91.7%	66	33	- 50.0%
Median Sales Price*	\$1,887,500	\$2,250,000	+ 19.2%	\$1,848,750	\$2,250,000	+ 21.7%
Average Sales Price*	\$2,105,417	\$2,250,000	+ 6.9%	\$2,182,264	\$4,532,409	+ 107.7%
Percent of List Price Received*	94.6%	86.9%	- 8.1%	94.9%	92.9%	- 2.1%
Days on Market Until Sale	120	61	- 49.2%	161	156	- 3.1%
Inventory of Homes for Sale	110	105	- 4.5%	--	--	--
Months Supply of Inventory	8.7	11.7	+ 34.5%	--	--	--

* 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

