

Local Market Update for August 2020

A Research Tool Provided by the Colorado Association of REALTORS®



Aspen

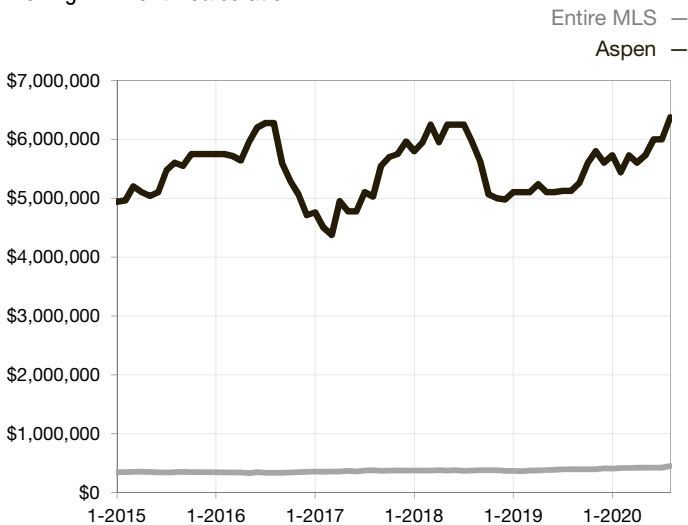
Single Family	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 8-2020	Percent Change from Previous Year
Key Metrics						
New Listings	18	39	+ 116.7%	125	160	+ 28.0%
Sold Listings	8	37	+ 362.5%	63	71	+ 12.7%
Median Sales Price*	\$6,237,500	\$8,750,000	+ 40.3%	\$6,000,000	\$7,750,000	+ 29.2%
Average Sales Price*	\$7,640,813	\$9,709,122	+ 27.1%	\$7,400,466	\$9,639,985	+ 30.3%
Percent of List Price Received*	91.9%	92.1%	+ 0.2%	91.6%	90.3%	- 1.4%
Days on Market Until Sale	249	230	- 7.6%	260	212	- 18.5%
Inventory of Homes for Sale	181	132	- 27.1%	--	--	--
Months Supply of Inventory	21.7	14.8	- 31.8%	--	--	--

* 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	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 8-2020	Percent Change from Previous Year
Key Metrics						
New Listings	18	38	+ 111.1%	123	165	+ 34.1%
Sold Listings	11	26	+ 136.4%	92	82	- 10.9%
Median Sales Price*	\$1,670,000	\$2,475,000	+ 48.2%	\$1,800,000	\$2,237,500	+ 24.3%
Average Sales Price*	\$1,944,545	\$3,087,558	+ 58.8%	\$2,148,325	\$3,735,459	+ 73.9%
Percent of List Price Received*	96.0%	96.7%	+ 0.7%	95.3%	94.1%	- 1.3%
Days on Market Until Sale	219	177	- 19.2%	158	173	+ 9.5%
Inventory of Homes for Sale	110	107	- 2.7%	--	--	--
Months Supply of Inventory	8.8	9.8	+ 11.4%	--	--	--

* 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

