

# Local Market Update for December 2022

A Research Tool Provided by the Colorado Association of REALTORS®



## Aspen

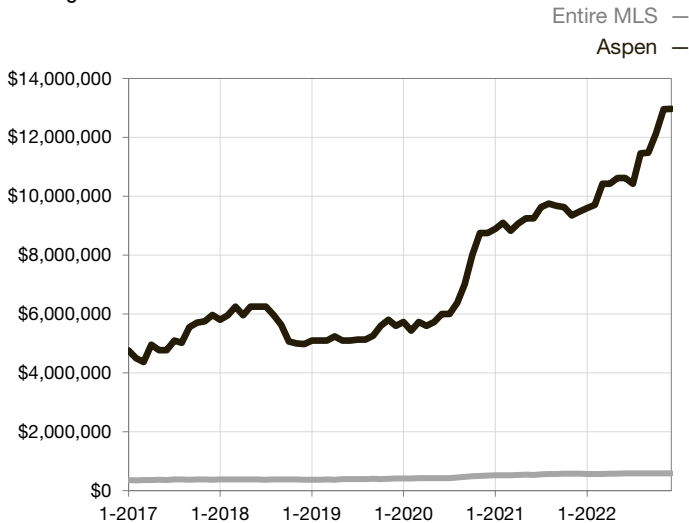
Single Family	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	9	9	0.0%	175	153	- 12.6%
Sold Listings	20	4	- 80.0%	154	80	- 48.1%
Median Sales Price*	\$8,950,000	\$7,550,000	- 15.6%	\$9,475,000	\$12,975,000	+ 36.9%
Average Sales Price*	\$15,706,273	\$9,025,000	- 42.5%	\$12,219,436	\$16,881,374	+ 38.2%
Percent of List Price Received*	95.0%	100.5%	+ 5.8%	94.8%	95.4%	+ 0.6%
Days on Market Until Sale	130	65	- 50.0%	136	108	- 20.6%
Inventory of Homes for Sale	67	68	+ 1.5%	--	--	--
Months Supply of Inventory	5.2	10.2	+ 96.2%	--	--	--

\* 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		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	11	13	+ 18.2%	234	178	- 23.9%
Sold Listings	21	4	- 81.0%	250	120	- 52.0%
Median Sales Price*	\$2,600,000	\$5,362,500	+ 106.3%	\$2,091,000	\$3,137,500	+ 50.0%
Average Sales Price*	\$5,376,571	\$9,543,750	+ 77.5%	\$3,129,674	\$4,562,875	+ 45.8%
Percent of List Price Received*	99.4%	96.6%	- 2.8%	97.3%	97.5%	+ 0.2%
Days on Market Until Sale	62	19	- 69.4%	93	45	- 51.6%
Inventory of Homes for Sale	32	52	+ 62.5%	--	--	--
Months Supply of Inventory	1.5	5.2	+ 246.7%	--	--	--

\* 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

