

Local Market Update for February 2019

A Research Tool Provided by the Colorado Association of REALTORS®

Pitkin County

Contact the Aspen Board of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

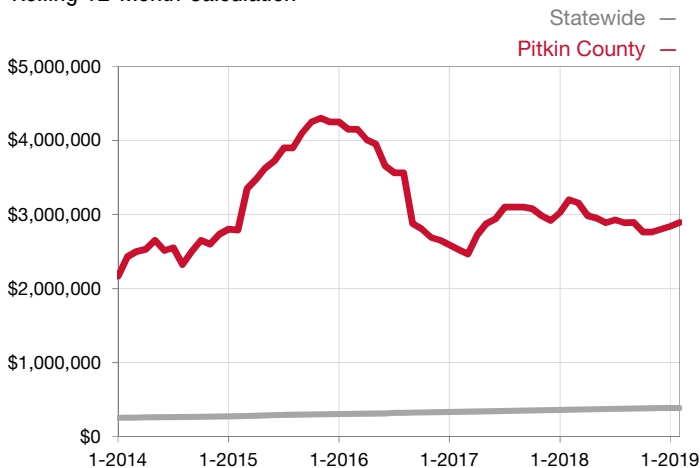
Single Family	February			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
Key Metrics						
New Listings	19	13	- 31.6%	41	35	- 14.6%
Sold Listings	9	8	- 11.1%	24	18	- 25.0%
Median Sales Price*	\$6,950,000	\$6,550,000	- 5.8%	\$3,970,000	\$6,095,000	+ 53.5%
Average Sales Price*	\$7,862,222	\$7,151,938	- 9.0%	\$4,997,433	\$7,881,139	+ 57.7%
Percent of List Price Received*	94.4%	91.6%	- 3.0%	93.9%	92.8%	- 1.2%
Days on Market Until Sale	257	299	+ 16.3%	223	217	- 2.7%
Inventory of Homes for Sale	327	300	- 8.3%	--	--	--
Months Supply of Inventory	17.8	18.7	+ 5.1%	--	--	--

* 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	February			Year to Date		
	2018	2019	Percent Change from Previous Year	Thru 02-2018	Thru 02-2019	Percent Change from Previous Year
Key Metrics						
New Listings	47	20	- 57.4%	121	56	- 53.7%
Sold Listings	29	14	- 51.7%	53	33	- 37.7%
Median Sales Price*	\$484,000	\$911,250	+ 88.3%	\$515,000	\$1,675,000	+ 225.2%
Average Sales Price*	\$933,233	\$1,748,929	+ 87.4%	\$1,848,248	\$2,141,312	+ 15.9%
Percent of List Price Received*	94.9%	96.0%	+ 1.2%	95.1%	96.1%	+ 1.1%
Days on Market Until Sale	103	141	+ 36.9%	109	129	+ 18.3%
Inventory of Homes for Sale	318	271	- 14.8%	--	--	--
Months Supply of Inventory	11.5	10.9	- 5.2%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

