

Local Market Update for May 2022

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	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
Key Metrics						
New Listings	36	21	- 41.7%	143	104	- 27.3%
Sold Listings	23	15	- 34.8%	109	76	- 30.3%
Median Sales Price*	\$6,050,000	\$9,750,000	+ 61.2%	\$5,300,000	\$8,700,000	+ 64.2%
Average Sales Price*	\$9,656,783	\$18,513,167	+ 91.7%	\$7,418,944	\$12,720,949	+ 71.5%
Percent of List Price Received*	97.4%	99.2%	+ 1.8%	95.3%	96.7%	+ 1.5%
Days on Market Until Sale	97	160	+ 64.9%	168	115	- 31.5%
Inventory of Homes for Sale	164	72	- 56.1%	--	--	--
Months Supply of Inventory	4.9	3.0	- 38.8%	--	--	--

* 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		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
Key Metrics						
New Listings	29	30	+ 3.4%	268	147	- 45.1%
Sold Listings	39	23	- 41.0%	216	118	- 45.4%
Median Sales Price*	\$1,212,500	\$1,379,000	+ 13.7%	\$1,000,000	\$1,947,500	+ 94.8%
Average Sales Price*	\$1,931,000	\$3,198,565	+ 65.6%	\$1,763,283	\$3,176,842	+ 80.2%
Percent of List Price Received*	96.9%	96.6%	- 0.3%	96.8%	98.5%	+ 1.8%
Days on Market Until Sale	98	37	- 62.2%	115	35	- 69.6%
Inventory of Homes for Sale	150	47	- 68.7%	--	--	--
Months Supply of Inventory	3.3	1.3	- 60.6%	--	--	--

* 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

