

Local Market Update for January 2021

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Pitkin County

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

Single Family	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
Key Metrics						
New Listings	25	15	- 40.0%	25	15	- 40.0%
Sold Listings	9	23	+ 155.6%	9	23	+ 155.6%
Median Sales Price*	\$2,800,000	\$3,430,000	+ 22.5%	\$2,800,000	\$3,430,000	+ 22.5%
Average Sales Price*	\$6,767,830	\$7,081,178	+ 4.6%	\$6,767,830	\$7,081,178	+ 4.6%
Percent of List Price Received*	87.6%	94.6%	+ 8.0%	87.6%	94.6%	+ 8.0%
Days on Market Until Sale	73	144	+ 97.3%	73	144	+ 97.3%
Inventory of Homes for Sale	305	138	- 54.8%	--	--	--
Months Supply of Inventory	17.6	4.8	- 72.7%	--	--	--

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

Townhouse/Condo	January			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 01-2020	Thru 01-2021	Percent Change from Previous Year
Key Metrics						
New Listings	22	45	+ 104.5%	22	45	+ 104.5%
Sold Listings	31	29	- 6.5%	31	29	- 6.5%
Median Sales Price*	\$1,725,000	\$750,000	- 56.5%	\$1,725,000	\$750,000	- 56.5%
Average Sales Price*	\$2,856,355	\$1,658,678	- 41.9%	\$2,856,355	\$1,658,678	- 41.9%
Percent of List Price Received*	94.1%	96.8%	+ 2.9%	94.1%	96.8%	+ 2.9%
Days on Market Until Sale	220	109	- 50.5%	220	109	- 50.5%
Inventory of Homes for Sale	261	159	- 39.1%	--	--	--
Months Supply of Inventory	10.2	4.8	- 52.9%	--	--	--

* 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

