

# Local Market Update for September 2023

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.

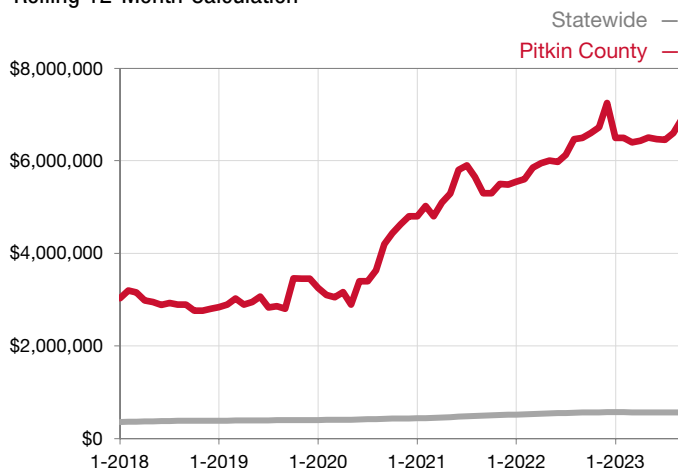
Single Family	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
New Listings	16	12	- 25.0%	242	244	+ 0.8%
Sold Listings	8	20	+ 150.0%	120	129	+ 7.5%
Median Sales Price*	\$1,370,000	\$7,025,000	+ 412.8%	\$7,300,000	\$6,995,000	- 4.2%
Average Sales Price*	\$4,120,375	\$10,994,495	+ 166.8%	\$10,996,079	\$10,313,268	- 6.2%
Percent of List Price Received*	95.7%	91.8%	- 4.1%	96.2%	93.8%	- 2.5%
Days on Market Until Sale	47	88	+ 87.2%	107	84	- 21.5%
Inventory of Homes for Sale	150	129	- 14.0%	--	--	--
Months Supply of Inventory	8.6	9.3	+ 8.1%	--	--	--

\* 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	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
New Listings	0	0	--	11	11	0.0%
Sold Listings	1	0	- 100.0%	8	15	+ 87.5%
Median Sales Price*	\$148,000	\$0	- 100.0%	\$232,500	\$165,000	- 29.0%
Average Sales Price*	\$148,000	\$0	- 100.0%	\$890,625	\$239,133	- 73.1%
Percent of List Price Received*	96.1%	0.0%	- 100.0%	99.2%	98.0%	- 1.2%
Days on Market Until Sale	390	0	- 100.0%	60	141	+ 135.0%
Inventory of Homes for Sale	8	1	- 87.5%	--	--	--
Months Supply of Inventory	4.0	0.4	- 90.0%	--	--	--

\* 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

