

# Local Market Update for April 2024

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

Key Metrics	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
New Listings	11	15	+ 36.4%	72	67	- 6.9%
Sold Listings	14	19	+ 35.7%	48	49	+ 2.1%
Median Sales Price*	\$10,628,000	\$6,000,000	- 43.5%	\$6,612,500	\$7,500,000	+ 13.4%
Average Sales Price*	\$11,558,036	\$21,363,342	+ 84.8%	\$9,778,348	\$15,019,969	+ 53.6%
Percent of List Price Received*	96.7%	94.5%	- 2.3%	93.9%	93.0%	- 1.0%
Days on Market Until Sale	83	155	+ 86.7%	96	154	+ 60.4%
Inventory of Homes for Sale	131	105	- 19.8%	--	--	--
Months Supply of Inventory	10.9	7.6	- 30.3%	--	--	--

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

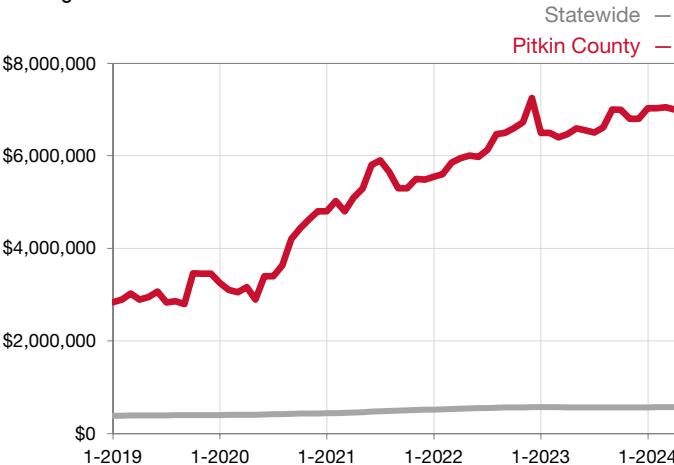
## Townhouse/Condo

Key Metrics	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
New Listings	0	0	--	5	6	+ 20.0%
Sold Listings	0	0	--	5	5	0.0%
Median Sales Price*	\$0	\$0	--	\$165,000	\$460,000	+ 178.8%
Average Sales Price*	\$0	\$0	--	\$183,000	\$1,421,800	+ 676.9%
Percent of List Price Received*	0.0%	0.0%	--	99.2%	98.3%	- 0.9%
Days on Market Until Sale	0	0	--	63	18	- 71.4%
Inventory of Homes for Sale	7	5	- 28.6%	--	--	--
Months Supply of Inventory	4.2	2.2	- 47.6%	--	--	--

\* 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

