

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

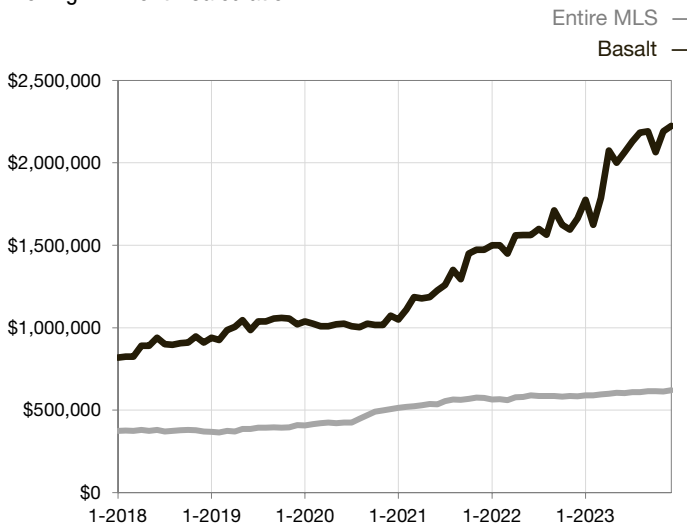
Single Family	December			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
Key Metrics						
New Listings	2	2	0.0%	70	66	- 5.7%
Sold Listings	1	1	0.0%	34	52	+ 52.9%
Median Sales Price*	\$2,000,000	\$2,425,000	+ 21.3%	\$1,662,500	\$2,225,000	+ 33.8%
Average Sales Price*	\$2,000,000	\$2,425,000	+ 21.3%	\$2,055,647	\$2,460,854	+ 19.7%
Percent of List Price Received*	95.3%	91.5%	- 4.0%	96.5%	95.7%	- 0.8%
Days on Market Until Sale	46	246	+ 434.8%	53	85	+ 60.4%
Inventory of Homes for Sale	22	23	+ 4.5%	--	--	--
Months Supply of Inventory	7.8	5.3	- 32.1%	--	--	--

* 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	December			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
Key Metrics						
New Listings	3	3	0.0%	99	77	- 22.2%
Sold Listings	1	2	+ 100.0%	78	74	- 5.1%
Median Sales Price*	\$855,000	\$736,500	- 13.9%	\$942,500	\$970,000	+ 2.9%
Average Sales Price*	\$855,000	\$736,500	- 13.9%	\$1,160,089	\$1,219,805	+ 5.1%
Percent of List Price Received*	95.5%	95.6%	+ 0.1%	100.3%	99.1%	- 1.2%
Days on Market Until Sale	28	12	- 57.1%	32	44	+ 37.5%
Inventory of Homes for Sale	31	27	- 12.9%	--	--	--
Months Supply of Inventory	4.8	4.4	- 8.3%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

