

Local Market Update for June 2024

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

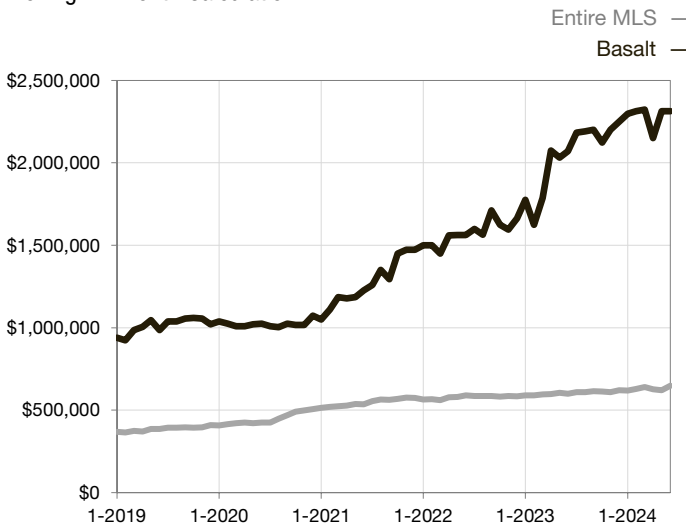
Single Family	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 6-2024	Percent Change from Previous Year
Key Metrics						
New Listings	9	12	+ 33.3%	34	32	- 5.9%
Sold Listings	3	3	0.0%	22	13	- 40.9%
Median Sales Price*	\$4,750,000	\$3,900,000	- 17.9%	\$2,272,500	\$3,900,000	+ 71.6%
Average Sales Price*	\$4,073,000	\$4,073,333	+ 0.0%	\$2,631,818	\$4,383,846	+ 66.6%
Percent of List Price Received*	94.1%	97.1%	+ 3.2%	95.8%	97.1%	+ 1.4%
Days on Market Until Sale	207	46	- 77.8%	116	97	- 16.4%
Inventory of Homes for Sale	22	30	+ 36.4%	--	--	--
Months Supply of Inventory	6.3	7.9	+ 25.4%	--	--	--

* 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	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 6-2024	Percent Change from Previous Year
Key Metrics						
New Listings	9	6	- 33.3%	36	26	- 27.8%
Sold Listings	8	2	- 75.0%	46	16	- 65.2%
Median Sales Price*	\$922,750	\$1,941,250	+ 110.4%	\$942,500	\$1,079,680	+ 14.6%
Average Sales Price*	\$1,155,531	\$1,941,250	+ 68.0%	\$1,108,764	\$1,290,991	+ 16.4%
Percent of List Price Received*	99.6%	100.4%	+ 0.8%	99.5%	97.2%	- 2.3%
Days on Market Until Sale	43	56	+ 30.2%	47	86	+ 83.0%
Inventory of Homes for Sale	28	27	- 3.6%	--	--	--
Months Supply of Inventory	4.2	7.2	+ 71.4%	--	--	--

* 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

