

# Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®



## Old Snowmass

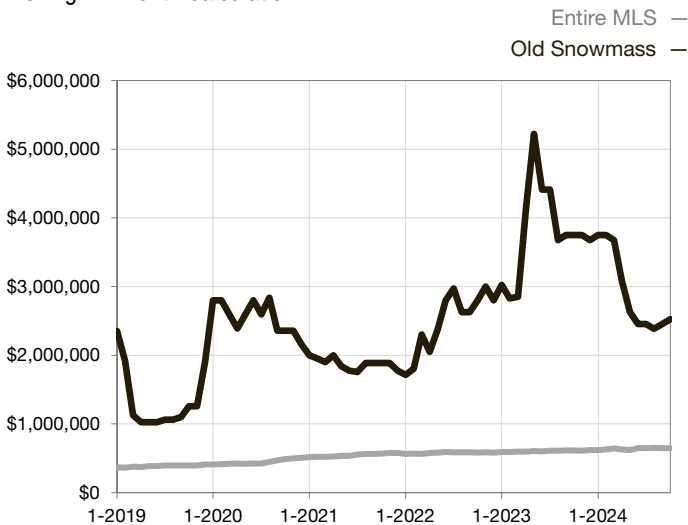
| Single Family                   | October |             |                                   | Year to Date |              |                                   |
|---------------------------------|---------|-------------|-----------------------------------|--------------|--------------|-----------------------------------|
|                                 | 2023    | 2024        | Percent Change from Previous Year | Thru 10-2023 | Thru 10-2024 | Percent Change from Previous Year |
| <b>Key Metrics</b>              |         |             |                                   |              |              |                                   |
| New Listings                    | 4       | 2           | - 50.0%                           | 27           | 32           | + 18.5%                           |
| Sold Listings                   | 0       | 3           | --                                | 15           | 12           | - 20.0%                           |
| Median Sales Price*             | \$0     | \$2,828,125 | --                                | \$3,750,000  | \$2,455,250  | - 34.5%                           |
| Average Sales Price*            | \$0     | \$3,124,042 | --                                | \$4,229,271  | \$4,252,552  | + 0.6%                            |
| Percent of List Price Received* | 0.0%    | 93.9%       | --                                | 91.3%        | 89.5%        | - 2.0%                            |
| Days on Market Until Sale       | 0       | 117         | --                                | 104          | 145          | + 39.4%                           |
| Inventory of Homes for Sale     | 15      | 14          | - 6.7%                            | --           | --           | --                                |
| Months Supply of Inventory      | 5.8     | 8.4         | + 44.8%                           | --           | --           | --                                |

\* 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                 | October |           |                                   | Year to Date |              |                                   |
|---------------------------------|---------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
|                                 | 2023    | 2024      | Percent Change from Previous Year | Thru 10-2023 | Thru 10-2024 | Percent Change from Previous Year |
| <b>Key Metrics</b>              |         |           |                                   |              |              |                                   |
| New Listings                    | 0       | 0         | --                                | 2            | 3            | + 50.0%                           |
| Sold Listings                   | 0       | 1         | --                                | 2            | 2            | 0.0%                              |
| Median Sales Price*             | \$0     | \$535,000 | --                                | \$620,000    | \$485,000    | - 21.8%                           |
| Average Sales Price*            | \$0     | \$535,000 | --                                | \$620,000    | \$485,000    | - 21.8%                           |
| Percent of List Price Received* | 0.0%    | 100.0%    | --                                | 107.9%       | 98.3%        | - 8.9%                            |
| Days on Market Until Sale       | 0       | 47        | --                                | 40           | 47           | + 17.5%                           |
| Inventory of Homes for Sale     | 0       | 0         | --                                | --           | --           | --                                |
| Months Supply of Inventory      | 0.0     | 0.0       | --                                | --           | --           | --                                |

\* 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

