

# Local Market Update for November 2024

A Research Tool Provided by the Colorado Association of REALTORS®



## Basalt

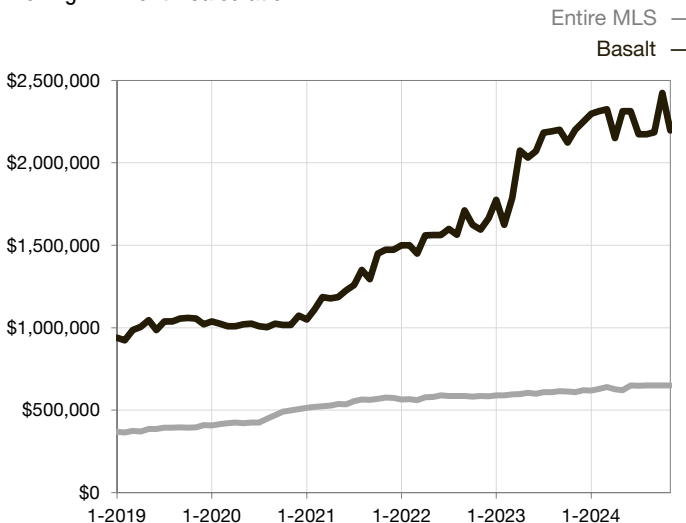
Single Family	November			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 11-2023	Thru 11-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	1	0	- 100.0%	65	53	- 18.5%
Sold Listings	2	2	0.0%	50	30	- 40.0%
Median Sales Price*	\$2,590,000	\$1,307,000	- 49.5%	\$2,225,000	\$2,190,850	- 1.5%
Average Sales Price*	\$2,590,000	\$1,307,000	- 49.5%	\$2,491,788	\$3,086,777	+ 23.9%
Percent of List Price Received*	95.7%	95.0%	- 0.7%	95.7%	96.4%	+ 0.7%
Days on Market Until Sale	214	154	- 28.0%	122	137	+ 12.3%
Inventory of Homes for Sale	24	15	- 37.5%	--	--	--
Months Supply of Inventory	5.6	5.3	- 5.4%	--	--	--

\* 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	November			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 11-2023	Thru 11-2024	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	6	5	- 16.7%	75	84	+ 12.0%
Sold Listings	3	0	- 100.0%	73	32	- 56.2%
Median Sales Price*	\$932,408	\$0	- 100.0%	\$970,000	\$1,135,000	+ 17.0%
Average Sales Price*	\$1,285,803	\$0	- 100.0%	\$1,229,350	\$1,406,707	+ 14.4%
Percent of List Price Received*	100.6%	0.0%	- 100.0%	99.1%	96.6%	- 2.5%
Days on Market Until Sale	43	0	- 100.0%	173	131	- 24.3%
Inventory of Homes for Sale	31	35	+ 12.9%	--	--	--
Months Supply of Inventory	5.0	11.3	+ 126.0%	--	--	--

\* 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

