

Local Market Update for February 2026

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

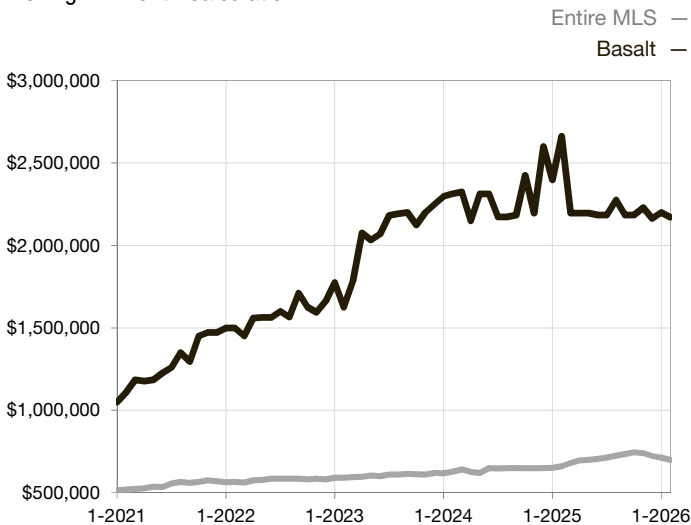
| Single Family | February | | | Year to Date | | |
|---------------------------------|----------|-------------|-----------------------------------|--------------|-------------|-----------------------------------|
| | 2025 | 2026 | Percent Change from Previous Year | Thru 02-2025 | Thru 2-2026 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| New Listings | 3 | 3 | 0.0% | 4 | 9 | + 125.0% |
| Sold Listings | 0 | 1 | -- | 1 | 3 | + 200.0% |
| Median Sales Price* | \$0 | \$1,125,000 | -- | \$2,185,000 | \$2,479,500 | + 13.5% |
| Average Sales Price* | \$0 | \$1,125,000 | -- | \$2,185,000 | \$2,784,833 | + 27.5% |
| Percent of List Price Received* | 0.0% | 88.2% | -- | 99.3% | 94.4% | - 4.9% |
| Days on Market Until Sale | 0 | 49 | -- | 177 | 133 | - 24.9% |
| Inventory of Homes for Sale | 17 | 25 | + 47.1% | -- | -- | -- |
| Months Supply of Inventory | 5.5 | 10.0 | + 81.8% | -- | -- | -- |

* 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 | February | | | Year to Date | | |
|---------------------------------|-------------|-------------|-----------------------------------|--------------|-------------|-----------------------------------|
| | 2025 | 2026 | Percent Change from Previous Year | Thru 02-2025 | Thru 2-2026 | Percent Change from Previous Year |
| Key Metrics | | | | | | |
| New Listings | 6 | 28 | + 366.7% | 29 | 32 | + 10.3% |
| Sold Listings | 2 | 2 | 0.0% | 5 | 5 | 0.0% |
| Median Sales Price* | \$1,560,000 | \$1,437,500 | - 7.9% | \$1,320,000 | \$1,625,000 | + 23.1% |
| Average Sales Price* | \$1,560,000 | \$1,437,500 | - 7.9% | \$1,472,000 | \$1,829,800 | + 24.3% |
| Percent of List Price Received* | 100.0% | 91.7% | - 8.3% | 97.4% | 95.2% | - 2.3% |
| Days on Market Until Sale | 77 | 207 | + 168.8% | 85 | 174 | + 104.7% |
| Inventory of Homes for Sale | 57 | 56 | - 1.8% | -- | -- | -- |
| Months Supply of Inventory | 17.4 | 10.2 | - 41.4% | -- | -- | -- |

* 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

