

Local Market Update for April 2023

A Research Tool Provided by the Colorado Association of REALTORS®



Basalt

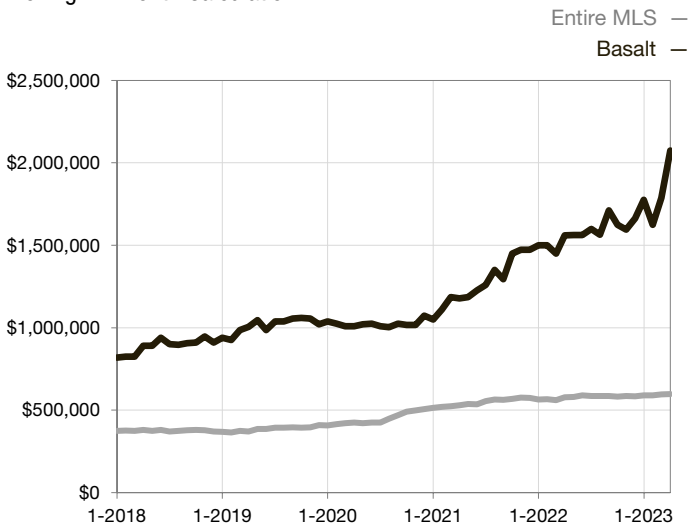
Single Family	April			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 04-2022	Thru 4-2023	Percent Change from Previous Year
Key Metrics						
New Listings	5	2	- 60.0%	12	13	+ 8.3%
Sold Listings	2	5	+ 150.0%	12	17	+ 41.7%
Median Sales Price*	\$1,535,000	\$2,750,000	+ 79.2%	\$1,562,500	\$2,295,000	+ 46.9%
Average Sales Price*	\$1,535,000	\$3,304,600	+ 115.3%	\$1,711,708	\$2,503,882	+ 46.3%
Percent of List Price Received*	110.7%	95.4%	- 13.8%	99.6%	96.7%	- 2.9%
Days on Market Until Sale	15	137	+ 813.3%	73	111	+ 52.1%
Inventory of Homes for Sale	14	12	- 14.3%	--	--	--
Months Supply of Inventory	2.8	3.7	+ 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	April			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 04-2022	Thru 4-2023	Percent Change from Previous Year
Key Metrics						
New Listings	11	3	- 72.7%	36	15	- 58.3%
Sold Listings	4	5	+ 25.0%	23	17	- 26.1%
Median Sales Price*	\$662,500	\$1,825,000	+ 175.5%	\$1,015,000	\$960,000	- 5.4%
Average Sales Price*	\$622,500	\$1,731,300	+ 178.1%	\$1,067,000	\$1,198,059	+ 12.3%
Percent of List Price Received*	99.0%	99.0%	0.0%	101.1%	98.0%	- 3.1%
Days on Market Until Sale	14	41	+ 192.9%	23	41	+ 78.3%
Inventory of Homes for Sale	23	17	- 26.1%	--	--	--
Months Supply of Inventory	3.0	2.8	- 6.7%	--	--	--

* 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

