Local Market Update for September 2026

A Research Tool Provided by the Colorado Association of REALTORS®

ASPEN BOARD OF REALTORS®

Old Snowmass

Single Family

	September			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 09-2025**	**Thru 9-2026**	Percent Change from Previous Year
New Listings	2	**1**	- 50.0%	29	**30**	+ 3.4%
Sold Listings	0	**1**	--	16	**9**	- 43.8%
Median Sales Price*	$0	**$7,000,000**	--	$3,275,000	**$3,610,000**	+ 10.2%
Average Sales Price*	$0	**$7,000,000**	--	$3,593,058	**$6,022,500**	+ 67.6%
Percent of List Price Received*	0.0%	**100.0%**	--	94.6%	**91.9%**	- 2.9%
Days on Market Until Sale	0	**77**	--	193	**105**	- 45.6%
Inventory of Homes for Sale	20	**19**	- 5.0%	--	**--**	--
Months Supply of Inventory	9.2	**13.2**	+ 43.5%	--	**--**	--

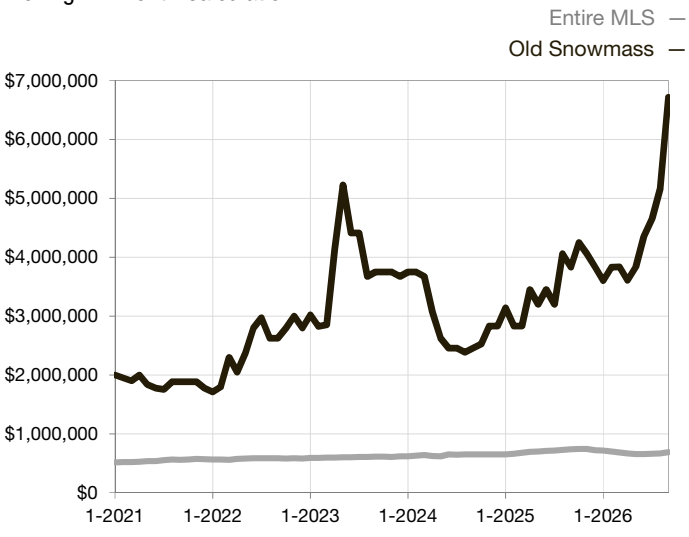
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo

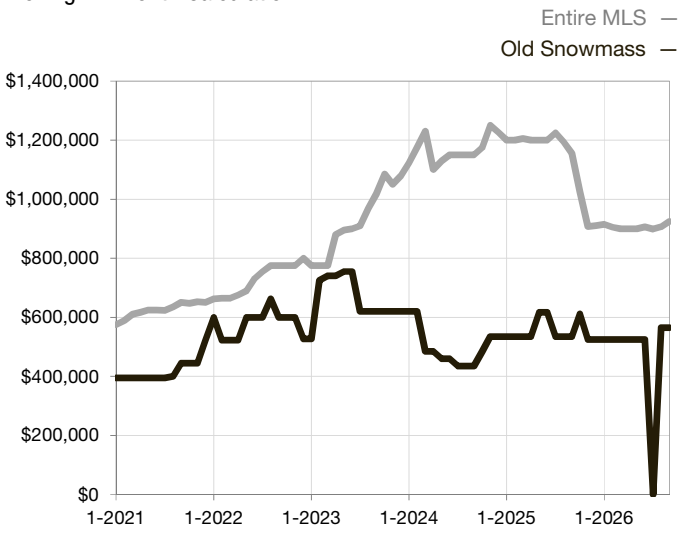
	September			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 09-2025**	**Thru 9-2026**	Percent Change from Previous Year
New Listings	0	**0**	--	2	**1**	- 50.0%
Sold Listings	0	**0**	--	1	**1**	0.0%
Median Sales Price*	$0	**$0**	--	$525,000	**$565,000**	+ 7.6%
Average Sales Price*	$0	**$0**	--	$525,000	**$565,000**	+ 7.6%
Percent of List Price Received*	0.0%	**0.0%**	--	100.0%	**94.3%**	- 5.7%
Days on Market Until Sale	0	**0**	--	48	**222**	+ 362.5%
Inventory of Homes for Sale	1	**0**	- 100.0%	--	**--**	--
Months Supply of Inventory	1.0	**0.0**	- 100.0%	--	**--**	--

* 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



Current as of October 5, 2026. All data from the Aspen/Glenwood Springs MLS Inc. Report © 2026 ShowingTime Plus, LLC.