

# Local Market Update for May 2023

A Research Tool Provided by the Colorado Association of REALTORS®



## Basalt

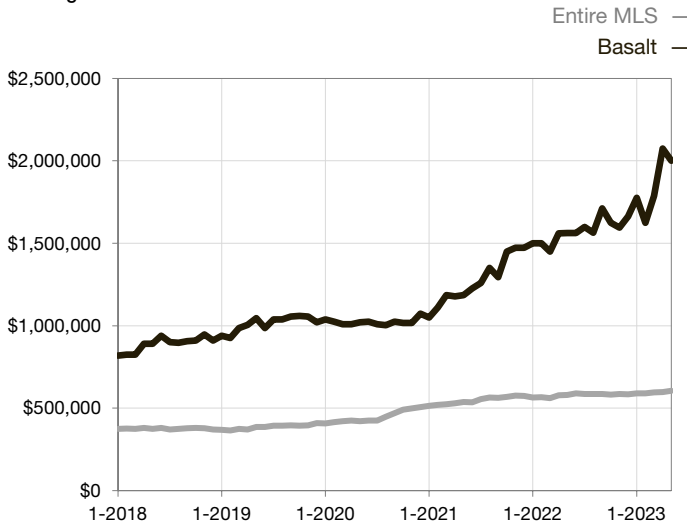
Single Family	May			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 5-2023	Percent Change from Previous Year
New Listings	8	8	0.0%	20	23	+ 15.0%
Sold Listings	1	4	+ 300.0%	13	21	+ 61.5%
Median Sales Price*	\$4,400,000	\$1,075,000	- 75.6%	\$1,565,000	\$2,200,000	+ 40.6%
Average Sales Price*	\$4,400,000	\$1,291,250	- 70.7%	\$1,918,500	\$2,272,905	+ 18.5%
Percent of List Price Received*	88.9%	94.5%	+ 6.3%	98.8%	96.3%	- 2.5%
Days on Market Until Sale	195	14	- 92.8%	82	93	+ 13.4%
Inventory of Homes for Sale	19	13	- 31.6%	--	--	--
Months Supply of Inventory	3.8	3.7	- 2.6%	--	--	--

\* 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	May			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 5-2023	Percent Change from Previous Year
New Listings	8	9	+ 12.5%	44	25	- 43.2%
Sold Listings	10	19	+ 90.0%	33	36	+ 9.1%
Median Sales Price*	\$835,000	\$743,000	- 11.0%	\$920,000	\$880,000	- 4.3%
Average Sales Price*	\$1,145,600	\$1,017,995	- 11.1%	\$1,090,818	\$1,103,025	+ 1.1%
Percent of List Price Received*	100.4%	100.7%	+ 0.3%	100.9%	99.5%	- 1.4%
Days on Market Until Sale	17	58	+ 241.2%	21	50	+ 138.1%
Inventory of Homes for Sale	27	18	- 33.3%	--	--	--
Months Supply of Inventory	3.4	2.7	- 20.6%	--	--	--

\* 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

