

ELLIMAN REPORT

Q2 2018

ASPEN, CO SALES

Highlights of the Quarterly Survey of Aspen & Snowmass Village Residential Sales

“Higher price per square foot selling prices across property types.”

Aspen Market Matrix	Q2-2018	%Δ (QTR)	Q1-2018	%Δ (YR)	Q2-2017
Average Sales Price	\$3,975,026	-20.2%	\$4,981,969	-3.6%	\$4,122,123
Average Price per Sq Ft	\$1,546	3.1%	\$1,499	11.1%	\$1,391
Median Sales Price	\$2,339,750	-32.8%	\$3,481,250	-10.0%	\$2,600,000
Number of Sales (Closed)	58	26.1%	46	-33.3%	87
Days on Market (From Last List Date)	223	-33.2%	334	-19.5%	277
Listing Discount (From Last List Price)	7.4%		9.8%		7.8%
Listing Inventory	336	12.4%	299	3.1%	326
Absorption Rate (Months)	17.4	-10.8%	19.5	55.4%	11.2
Average Square Feet	2,571	-22.7%	3,324	-13.3%	2,964

The Aspen average price per square foot rose 11.1% to \$1,546 from the same period last year.

Snowmass Village Market Matrix	Q2-2018	%Δ (QTR)	Q1-2018	%Δ (YR)	Q2-2017
Average Sales Price	\$1,873,336	55.2%	\$1,206,810	1.9%	\$1,839,195
Average Price per Sq Ft	\$853	18.6%	\$719	8.2%	\$788
Median Sales Price	\$1,017,500	91.4%	\$531,600	13.1%	\$900,000
Number of Sales (Closed)	58	20.8%	48	41.5%	41
Days on Market (From Last List Date)	241	53.5%	157	-10.4%	269
Listing Discount (From Last List Price)	8.1%		4.7%		8.1%
Listing Inventory	289	-4.0%	301	9.5%	264
Absorption Rate (Months)	14.9	-20.7%	18.8	-22.8%	19.3
Average Square Feet	2,195	30.8%	1,678	-6.0%	2,335

Snowmass Village average price per square foot increased 8.2% to \$853 from the year-ago quarter.