

May 2025 Aspen & Snowmass Village Real Estate

Total Aspen Snowmass Market	May-25	% Change	May-24	% Change	May-23	% Change	May-22
Monthly Unit Sales:	26	-19%	32	0%	32	-3%	33
Year-to-Date Unit Sales:	132	-12%	150	-10%	166	4%	159
Monthly Dollar Sales:	\$ 228,656,500	-2%	\$ 232,328,500	-23%	\$ 301,025,717	-30%	\$ 431,079,500
Year-to-Date Dollar Sales:	\$ 1,225,869,059	2%	\$ 1,196,902,380	19%	\$ 1,005,947,371	-30%	\$ 1,435,474,114
Listing Inventory:	255	8%	237	-1%	240	68%	143
Aspen Market							
Monthly Unit Sales:	15	-25%	20	25%	16	-16%	19
Year-to-Date Unit Sales:	80	-9%	88	33%	66	-34%	100
Monthly Dollar Sales:	\$ 178,645,000	5%	\$ 170,386,000	-34%	\$ 257,580,717	-34%	\$ 392,880,000
Year-to-Date Dollar Sales:	\$ 950,235,559	4%	\$ 909,932,125	26%	\$ 721,037,871	-40%	\$ 1,192,554,000
Listing Inventory:	161	-9%	176	17%	151	64%	92
Snowmass Village Market							
Monthly Unit Sales:	10	-17%	12	-25%	16	23%	13
Year-to-Date Unit Sales:	52	-16%	62	-38%	100	69%	59
Monthly Dollar Sales:	\$ 44,361,500	-28%	\$ 61,942,500	43%	\$ 43,445,000	18%	\$ 36,820,500
Year-to-Date Dollar Sales:	\$ 260,188,500	4%	\$ 249,471,055	-11%	\$ 280,109,500	24%	\$ 225,806,114
Listing Inventory:	94	54%	61	-31%	89	75%	51
Total Property Sales \$10M and Over*							
Monthly Unit Sales:	9	29%	7	-30%	10	0%	10
Year-to-Date Unit Sales:	41	28%	32	3%	31	0%	31
Monthly Dollar Sales:	\$ 174,810,000	24%	\$ 140,500,000	-43%	\$ 247,500,000	-15%	\$ 291,625,000
Year-to-Date Dollar Sales:	\$ 850,797,947	15%	\$ 741,495,000	19%	\$ 622,054,654	-12%	\$ 704,600,000

*See breakdown of sales over \$10M by price point on Pg 3

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Source data is the Aspen Glenwood MLS and is scrubbed to remove outlier or misleading sales (Pg 3). Sales by specific Aspen & Snowmass Village neighborhoods are on Pgs 7 and 9 respectively. Included property types: single family homes, condos, town-homes, duplexes & residential vacant lots at sold prices over \$250K except where otherwise indicated. Fractionals, mobile homes, deed restricted properties are not included.