

Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®



Old Snowmass

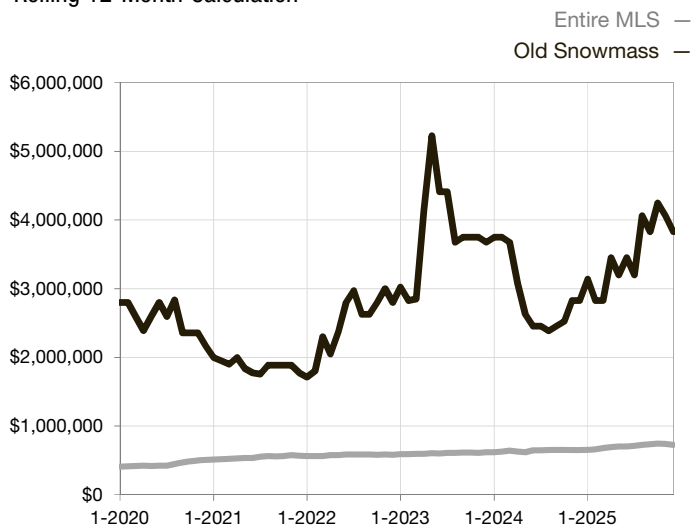
Single Family	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	3	3	0.0%	36	35	- 2.8%
Sold Listings	2	1	- 50.0%	17	20	+ 17.6%
Median Sales Price*	\$6,650,000	\$3,100,000	- 53.4%	\$2,828,125	\$3,830,000	+ 35.4%
Average Sales Price*	\$6,650,000	\$3,100,000	- 53.4%	\$5,584,154	\$4,777,697	- 14.4%
Percent of List Price Received*	84.2%	105.1%	+ 24.8%	89.8%	94.3%	+ 5.0%
Days on Market Until Sale	123	203	+ 65.0%	146	194	+ 32.9%
Inventory of Homes for Sale	16	16	0.0%	--	--	--
Months Supply of Inventory	8.5	8.8	+ 3.5%	--	--	--

* 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	December			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
New Listings	0	0	--	3	2	- 33.3%
Sold Listings	0	0	--	3	1	- 66.7%
Median Sales Price*	\$0	\$0	--	\$535,000	\$525,000	- 1.9%
Average Sales Price*	\$0	\$0	--	\$556,000	\$525,000	- 5.6%
Percent of List Price Received*	0.0%	0.0%	--	98.8%	100.0%	+ 1.2%
Days on Market Until Sale	0	0	--	50	48	- 4.0%
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

* 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

