Local Market Update for October 2026

A Research Tool Provided by the Colorado Association of REALTORS®

ASPEN BOARD OF REALTORS®

New Castle

Single Family

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 10-2025**	**Thru 10-2026**	Percent Change from Previous Year
New Listings	9	**8**	- 11.1%	95	**106**	+ 11.6%
Sold Listings	5	**2**	- 60.0%	64	**55**	- 14.1%
Median Sales Price*	$870,000	**$750,000**	- 13.8%	$760,000	**$770,000**	+ 1.3%
Average Sales Price*	$806,700	**$750,000**	- 7.0%	$814,234	**$787,481**	- 3.3%
Percent of List Price Received*	94.9%	**96.4%**	+ 1.6%	96.6%	**96.9%**	+ 0.3%
Days on Market Until Sale	164	**144**	- 12.2%	93	**105**	+ 12.9%
Inventory of Homes for Sale	26	**48**	+ 84.6%	--	**--**	--
Months Supply of Inventory	4.2	**8.7**	+ 107.1%	--	**--**	--

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

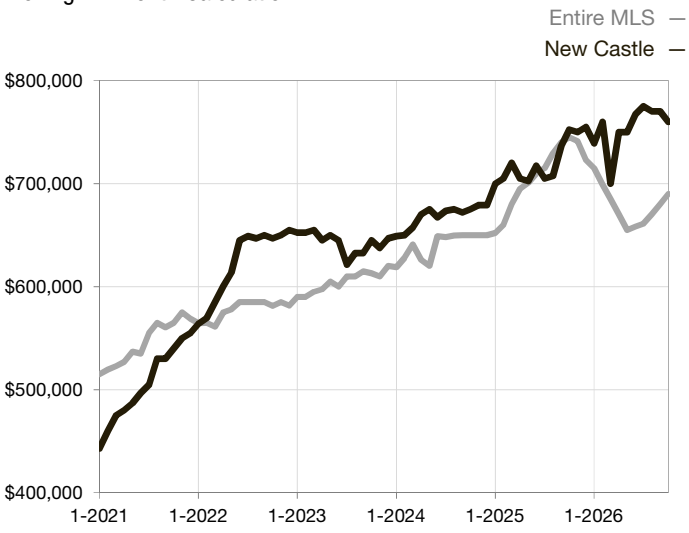
Townhouse/Condo

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 10-2025**	**Thru 10-2026**	Percent Change from Previous Year
New Listings	2	**3**	+ 50.0%	53	**57**	+ 7.5%
Sold Listings	4	**1**	- 75.0%	35	**23**	- 34.3%
Median Sales Price*	$532,500	**$360,000**	- 32.4%	$512,500	**$407,000**	- 20.6%
Average Sales Price*	$592,250	**$360,000**	- 39.2%	$493,343	**$463,239**	- 6.1%
Percent of List Price Received*	99.1%	**97.3%**	- 1.8%	98.9%	**99.0%**	+ 0.1%
Days on Market Until Sale	51	**131**	+ 156.9%	81	**99**	+ 22.2%
Inventory of Homes for Sale	15	**22**	+ 46.7%	--	**--**	--
Months Supply of Inventory	4.2	**9.7**	+ 131.0%	--	**--**	--

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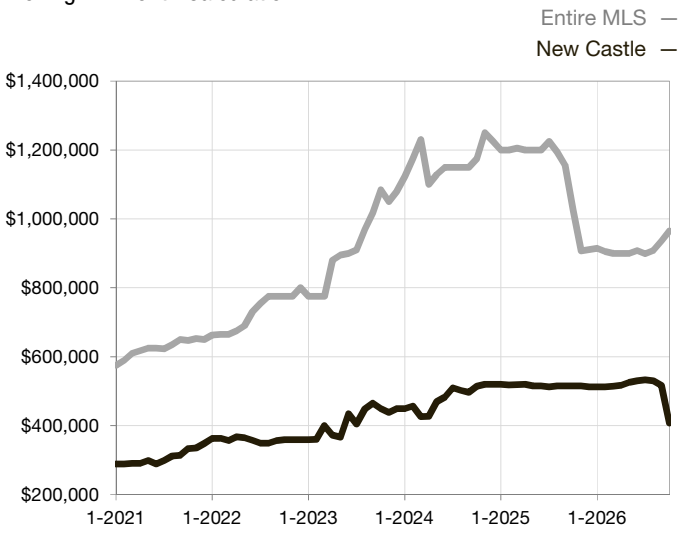
Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation



Current as of November 4, 2026. All data from the Aspen/Glenwood Springs MLS Inc. Report © 2026 ShowingTime Plus, LLC.