

# MONTHLY Sales & Pricing

## Altitude MLS® Housing Market Snapshot

All data is updated in realtime in accordance with content from Altitude MLS.  
 This report provides a snapshot of the market as taken on: May 5, 2026

Resort Real Estate Inc.  
 Natalia Bassova  
 nbassova@gmail.com | 970.389.8899

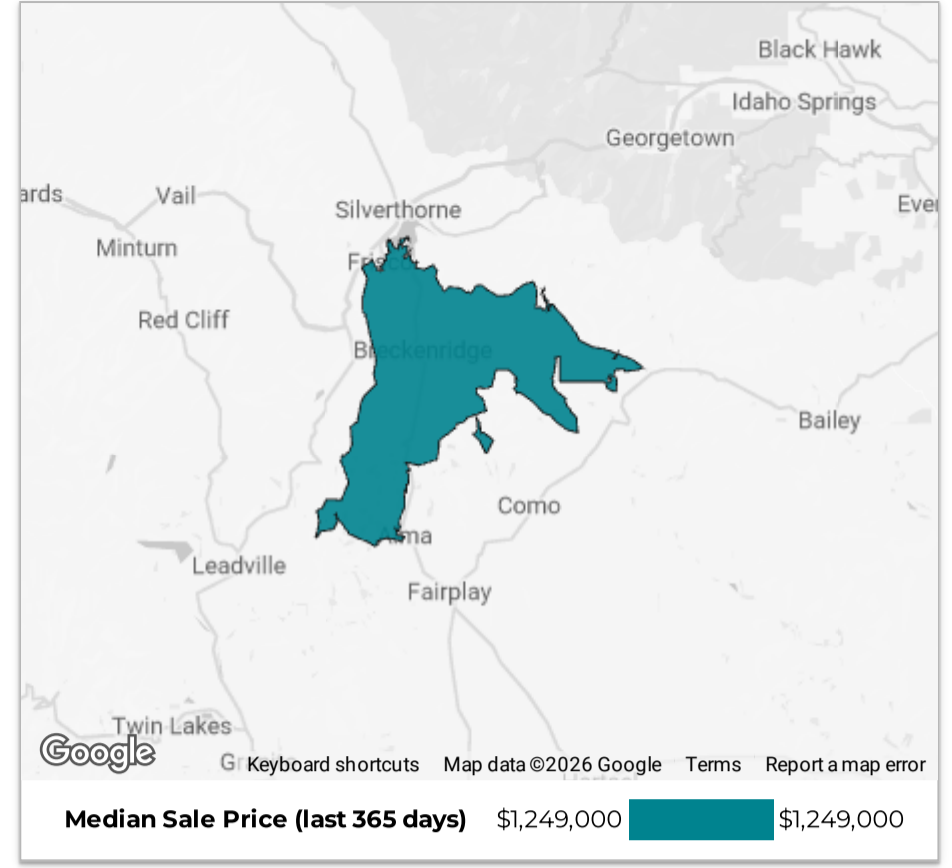


County:  City: **Breckenridge** (1) Zip:

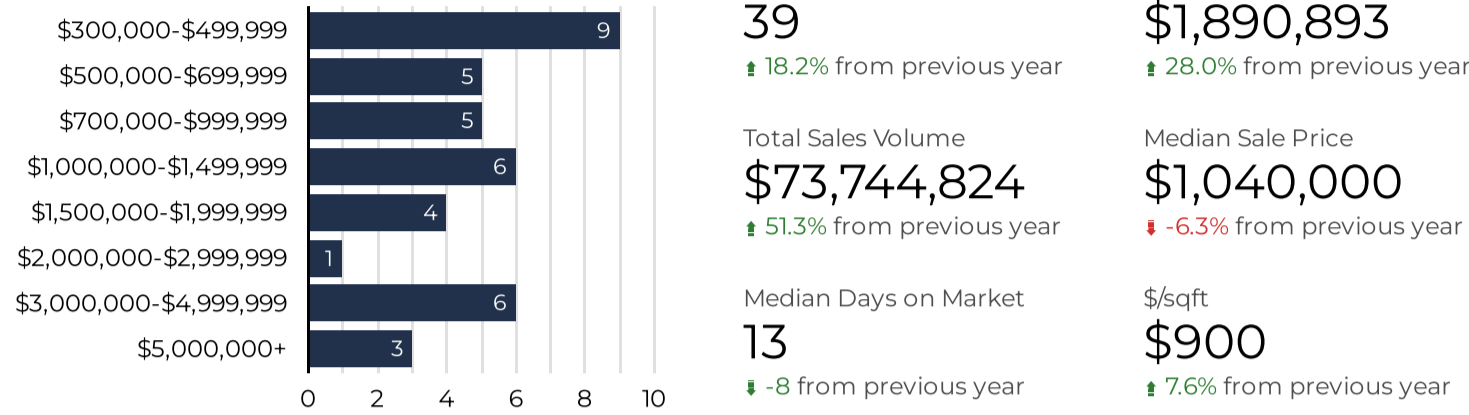
Property Type:  Beds:  NewCon:

Price Range: Between  and

Sqft: Between  and

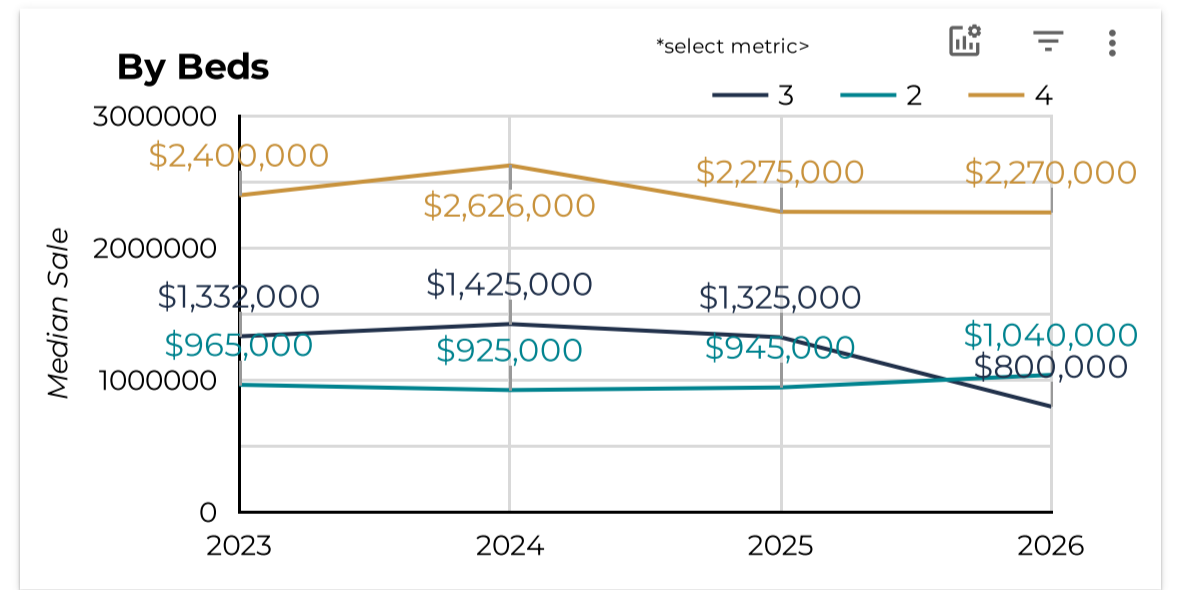
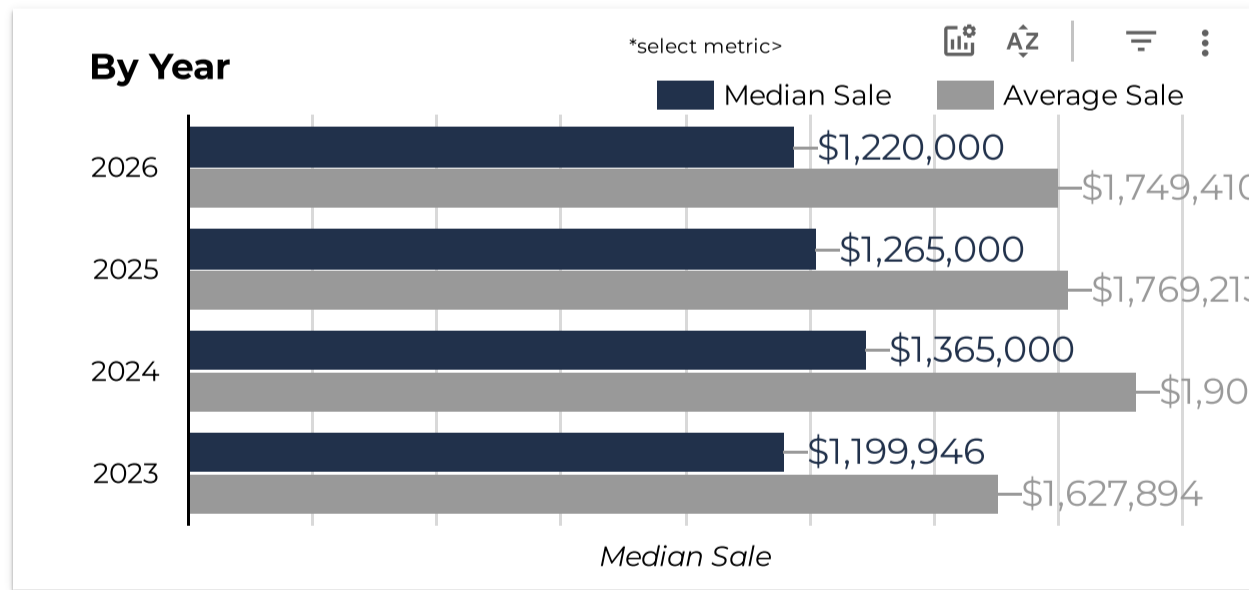
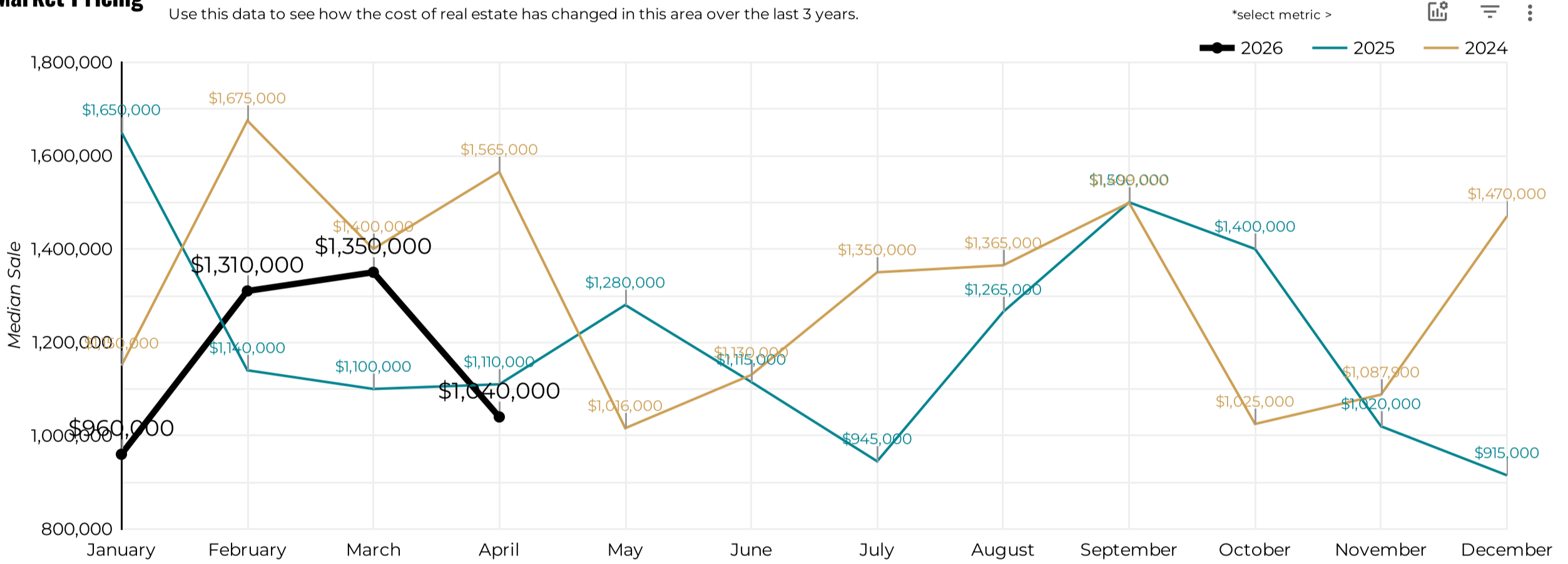


### April 2026



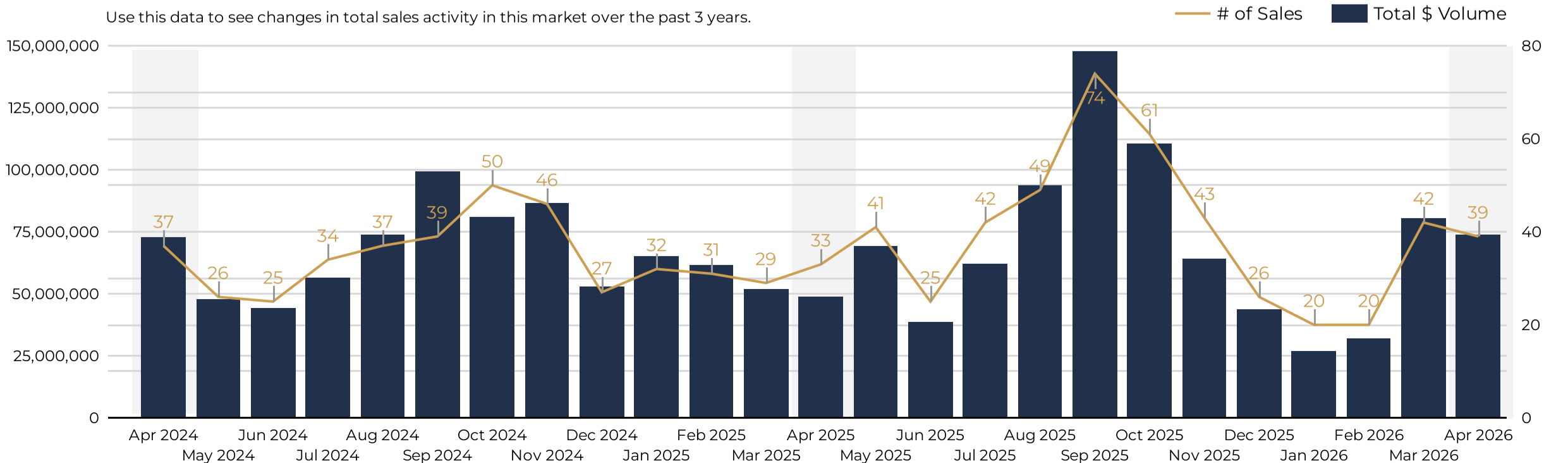
### Market Pricing

Use this data to see how the cost of real estate has changed in this area over the last 3 years.



### Market Activity

Use this data to see changes in total sales activity in this market over the past 3 years.



# MONTHLY Buyer Demand

## Altitude MLS® Housing Market Snapshot



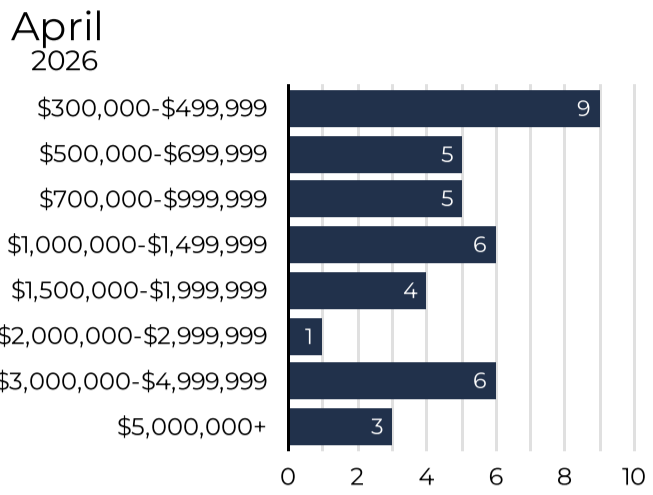
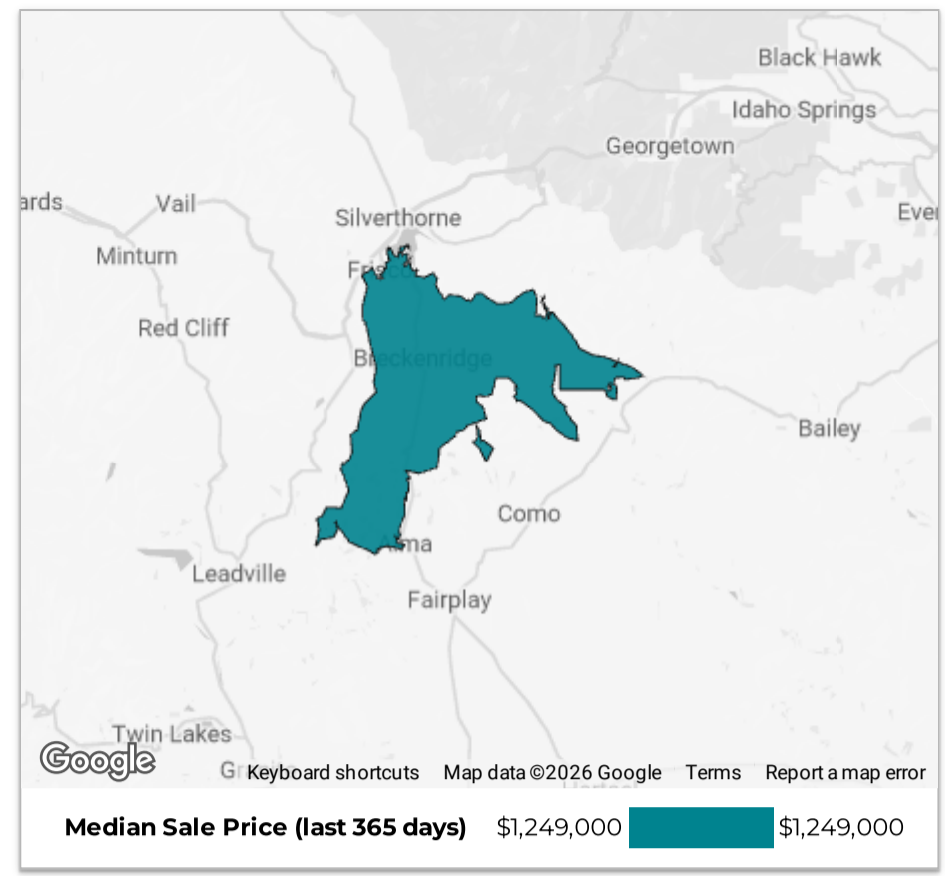
All data is updated in realtime in accordance with content from Altitude MLS.  
This report provides a snapshot of the market as taken on: May 5, 2026

County:  City: Breckenridge (1) Zip:

Property Type:  Beds:  NewCon:

Price Range: Between  and

Sqft: Between  and



# of Sales: **39** ↑ 18.2% from previous year

Average Sale Price: **\$1,890,893** ↑ 28.0% from previous year

% Over/Under Asking: **-2.6%** ↓ -0.65% from previous year

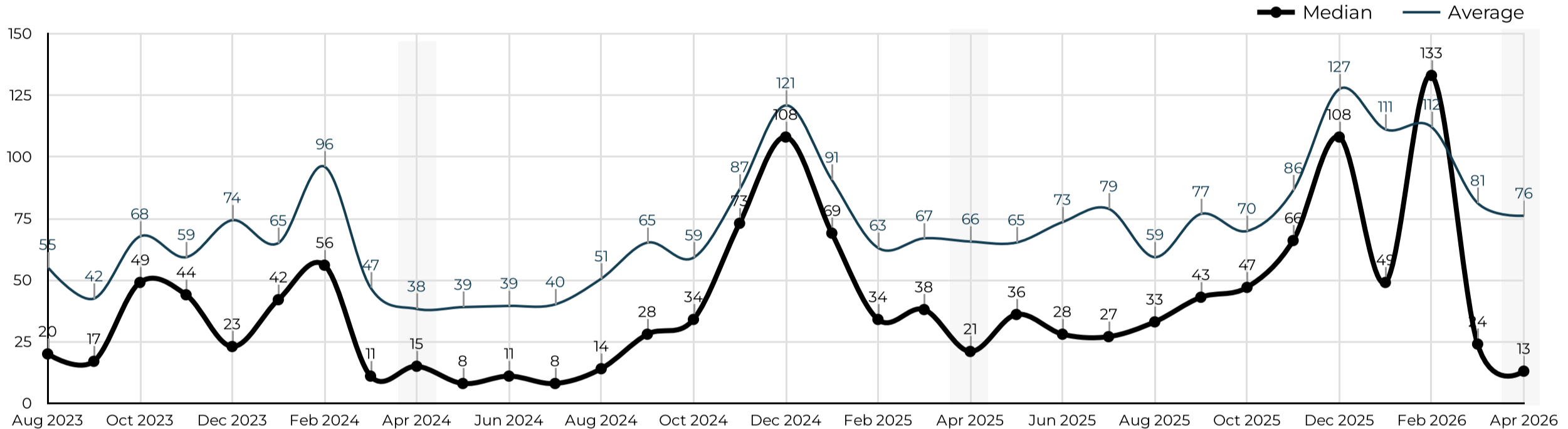
Median Sale Price: **\$1,040,000** ↓ -6.3% from previous year

Median Days on Market: **13** ↓ -8 from previous year

\$/sqft: **\$900** ↑ 7.6% from previous year

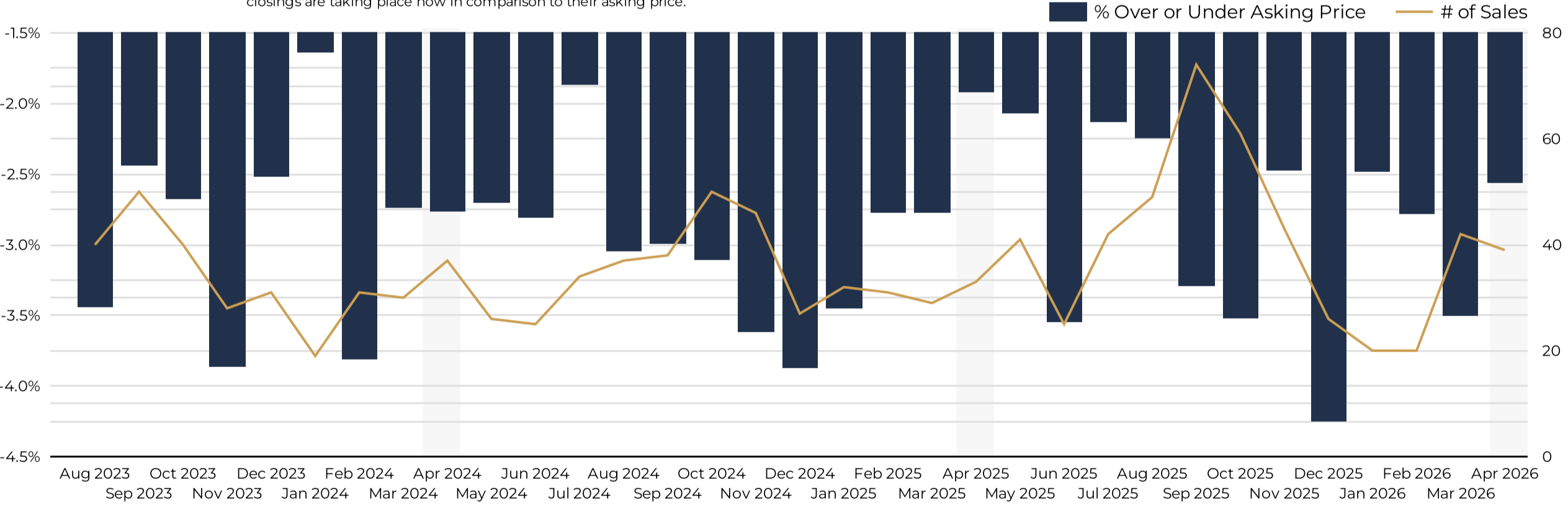
### Days on Market

This graphic will show how fast listings are going under contract now vs. previous years.



### Buyer Demand

Explore the seasonality of competitive bidding in this area and understand where closings are taking place now in comparison to their asking price.



### Buyer Demand By Price Range

Each price range typically attracts competing buyers differently. Use this data to see which price points are seeing the most competitive bidding.

Jan 5, 2026 - May 5, 2026

| Price                   | # of Sales | % Δ            | Median DOM | Δ            | % Over or Under Asking | Δ              |
|-------------------------|------------|----------------|------------|--------------|------------------------|----------------|
| 0-\$299,999             | 2          | 100.0% ↑       | 0          | 0            | 0.0%                   | 0.0%           |
| \$300,000-\$499,999     | 15         | 87.5% ↓        | 0          | -88 ↓        | -1.8%                  | -0.6% ↓        |
| \$500,000-\$699,999     | 8          | -57.9% ↓       | 39         | -9 ↓         | -3.8%                  | -2.3% ↓        |
| \$700,000-\$999,999     | 28         | 7.7% ↑         | 7          | -31 ↓        | -1.6%                  | 0.0% ↑         |
| \$1,000,000-\$1,499,999 | 22         | 0.0%           | 55         | 40 ↑         | -3.6%                  | -0.2% ↓        |
| \$1,500,000-\$1,999,999 | 17         | -29.2% ↓       | 122        | 97 ↑         | -2.5%                  | 0.7% ↑         |
| \$2,000,000-\$2,999,999 | 11         | -45.0% ↓       | 98         | 30 ↑         | -4.3%                  | -1.0% ↓        |
| \$3,000,000-\$4,999,999 | 13         | 85.7% ↑        | 6          | -122 ↓       | -3.8%                  | -1.2% ↓        |
| \$5,000,000+            | 6          | -14.3% ↓       | 70         | 45 ↑         | -4.7%                  | 0.5% ↑         |
| <b>Grand total</b>      | <b>122</b> | <b>-9.0% ↓</b> | <b>30</b>  | <b>-14 ↓</b> | <b>-2.9%</b>           | <b>-0.2% ↓</b> |

# MONTHLY Inventory

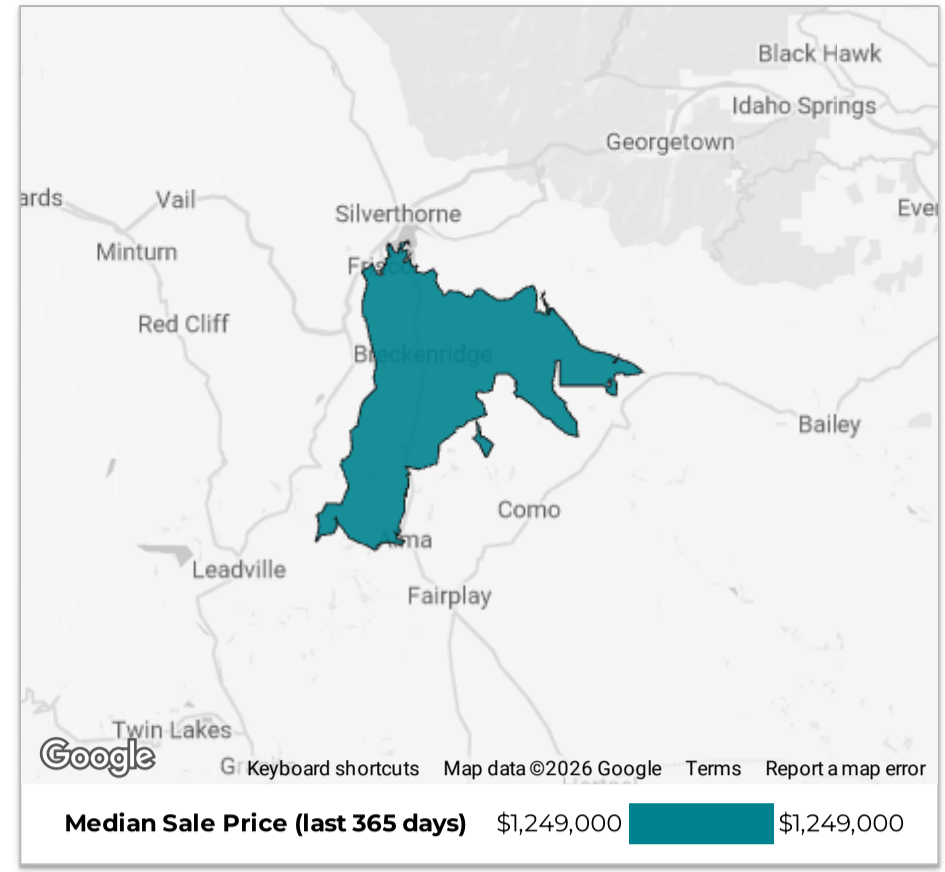
## Altitude MLS® Housing Market Snapshot

All data is updated in realtime in accordance with content from Altitude MLS.

This report provides a snapshot of the market as taken on: May 5, 2026



County:  City: Breckenridge (1) Zip:   
 Property Type:  Beds:  NewCon:   
 Price Range: Between  and   
 Sqft: Between  and  Download



| Today                | 5/5/2026 | Average List Price            | # Active       |    |
|----------------------|----------|-------------------------------|----------------|----|
| Months of Supply Now | 5.2      | Condominium                   | \$915,488.69   | 86 |
| Active Now           | 201      | SingleFamilyResidence         | \$4,886,934.62 | 78 |
| # Pending            | 60       | Duplex                        | \$2,290,610.23 | 22 |
|                      |          | Townhouse                     | \$1,185,666.67 | 15 |
|                      |          | Median Days on Market (today) | 77             |    |

### April

# of New Listings (supply) **64**  
 0.0% from previous year  
 # of New Under Contracts (demand) **60**  
 81.8% from previous year

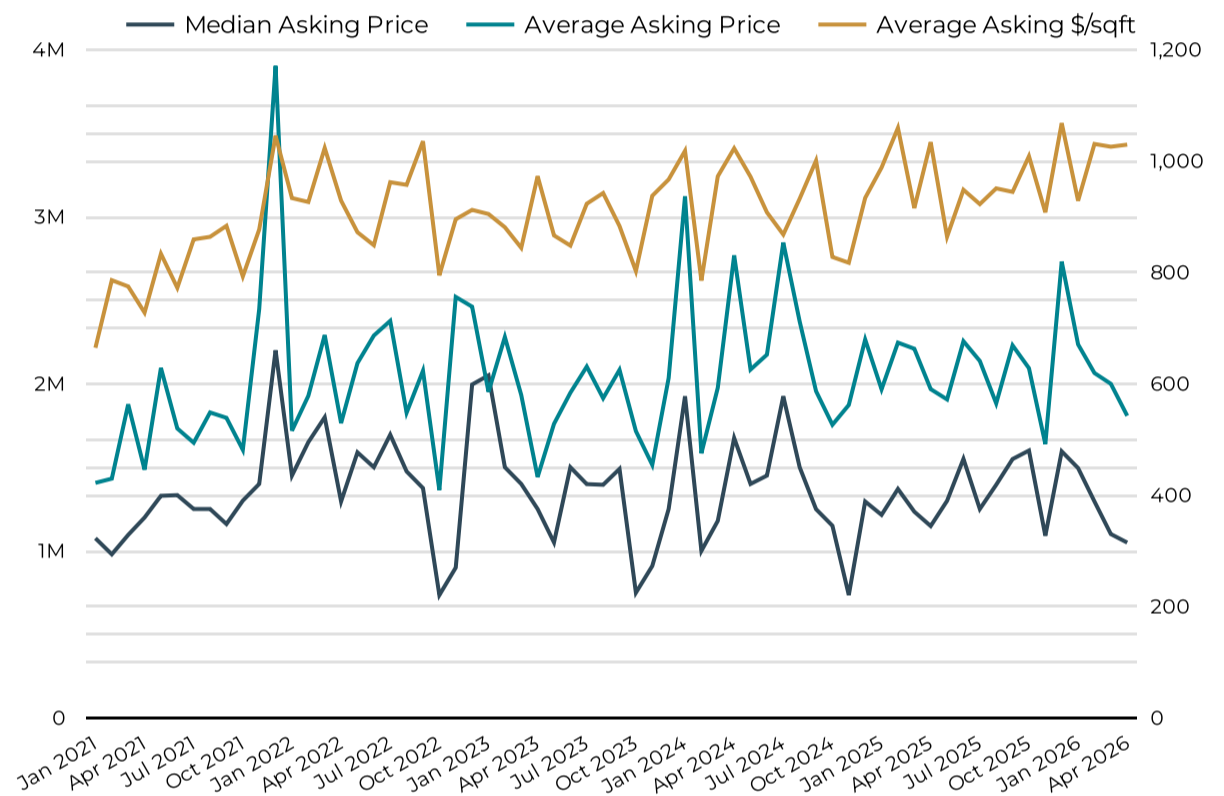
### Months of Supply By Price

Explore price ranges to uncover which parts of the market are most undersupplied, oversupplied, or in balance.

| Asking Price            | Months of Supply | Active Now | Sales Last Month |
|-------------------------|------------------|------------|------------------|
| \$300,000-\$499,999     | 1.8              | 16         | 9                |
| \$500,000-\$699,999     | 5.2              | 26         | 5                |
| \$700,000-\$999,999     | 7.6              | 38         | 5                |
| \$1,000,000-\$1,499,999 | 4.3              | 26         | 6                |
| \$1,500,000-\$1,999,999 | 5.7              | 17         | 3                |
| \$2,000,000-\$2,999,999 | 12.0             | 24         | 2                |
| \$3,000,000-\$4,999,999 | 4.0              | 24         | 6                |
| \$5,000,000+            | 10.0             | 30         | 3                |

**Grand total** 5.2 201 39

### Asking Prices

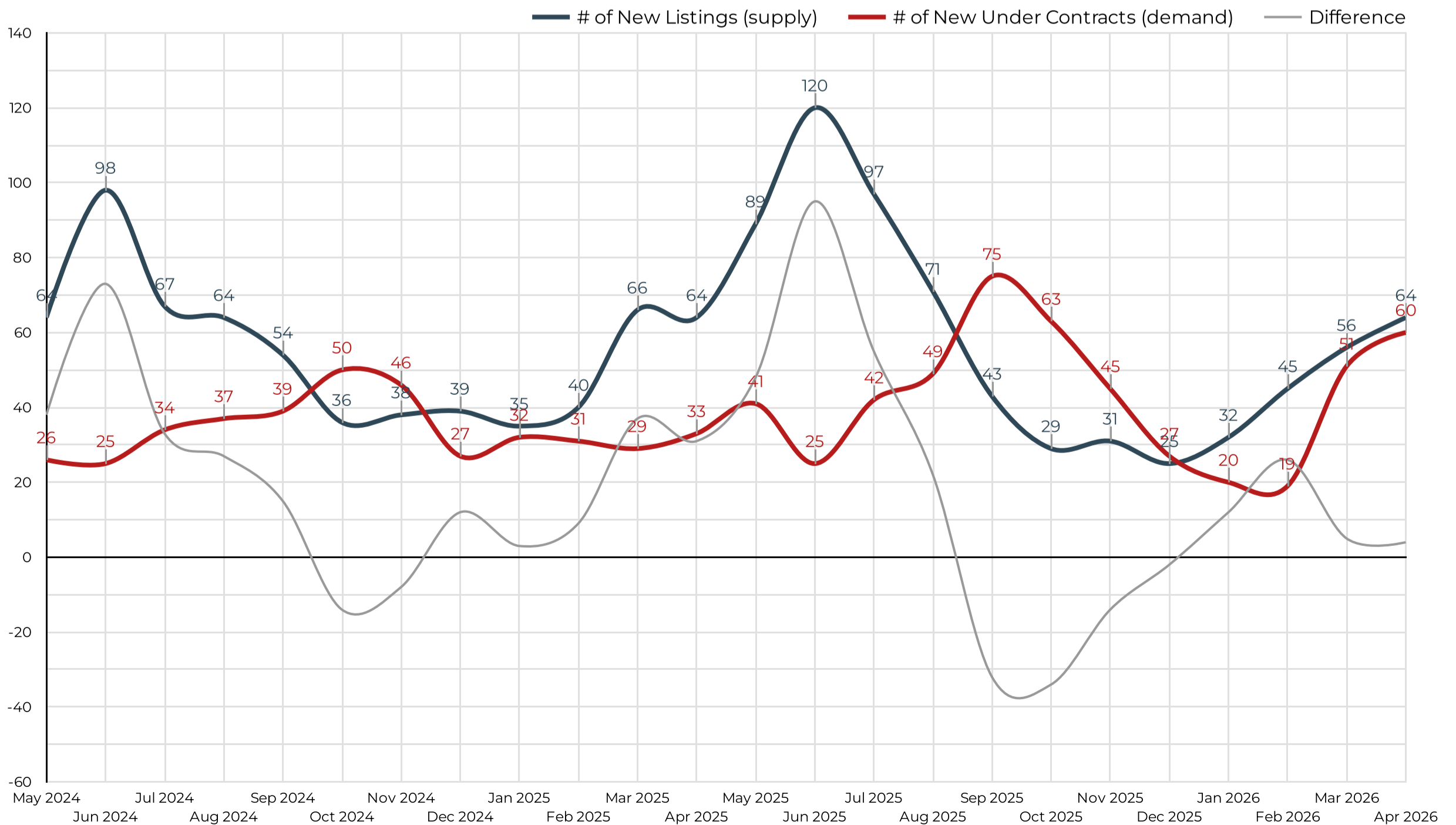


### Supply & Demand Balance

The balance of new sellers and new buyers entering the market can, sometimes, change seasonally and affect overall market temperature. Here's how new supply and demand has changed over time.

May 1, 2024 - Apr 30, 2026

\*select metrics >



# MONTHLY Price Drops

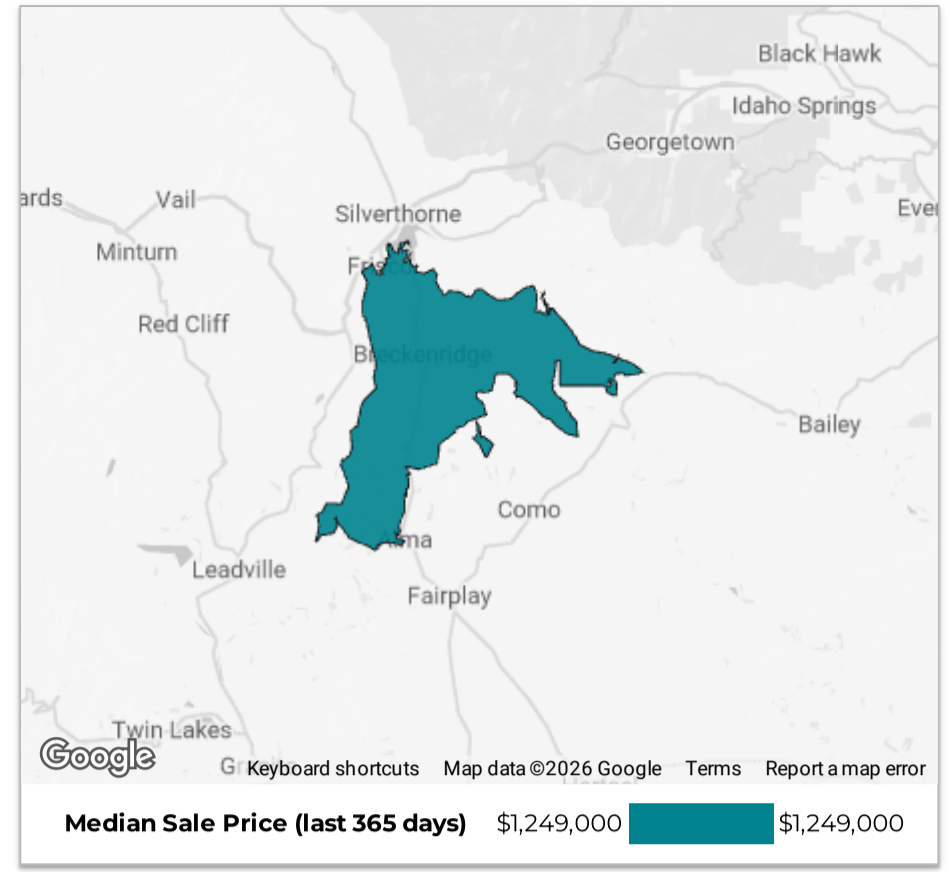
## Altitude MLS® Housing Market Snapshot

All data is updated in realtime in accordance with content from Altitude MLS.

This report provides a snapshot of the market as taken on: May 5, 2026



County:  City: Breckenridge (1) Zip:   
 Property Type:  Beds:  NewCon:   
 Price Range: Between  and   
 Sqft: Between  and  Download



### Price Drops On Actives Now

May 5, 2026

April

Active Listings  
**201**

Active With A Price Drop  
**73** ⚠ See de...

# of Sales Last Month  
**39**

# With A Price Drop  
**9**

⚠ See details

Average Days Until Price Drop  
**153**

Average Price Drop  
**7.1%**

Ave Days Price Drop to Pending  
**39**

### Price Drops By Price Range



System Error

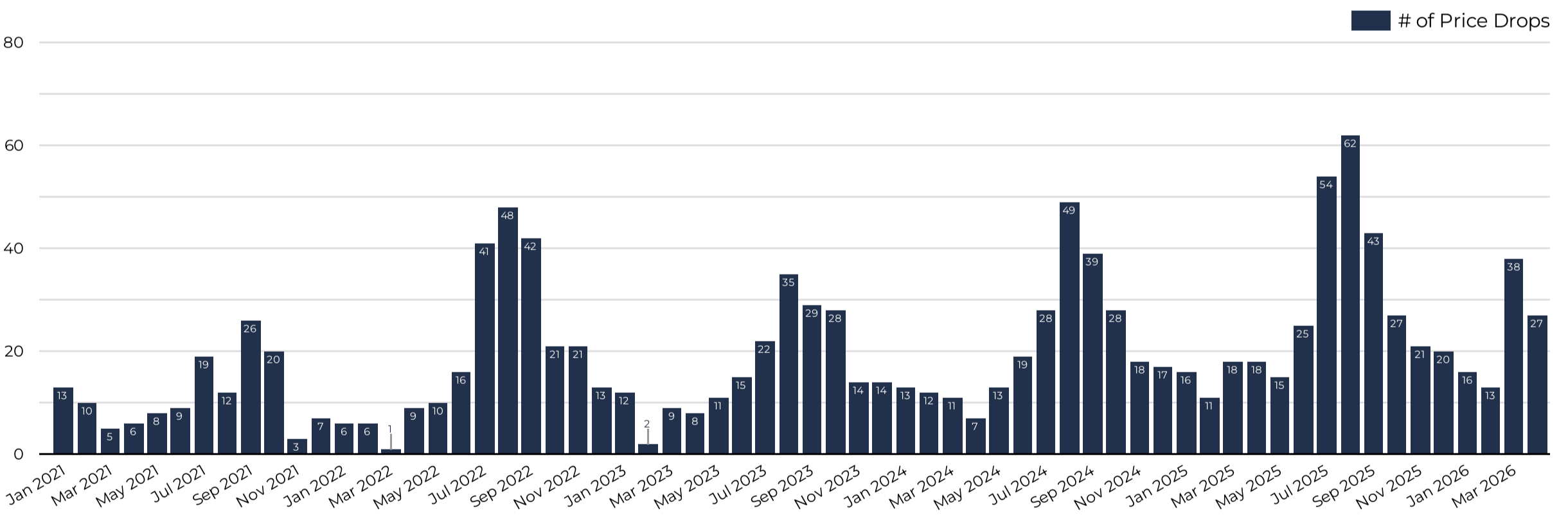
Data Studio has encountered a system error.

[See details](#)

### Price Drops Prevalence

Use this data to explore how frequently sellers in this market have dropped their asking prices over time.

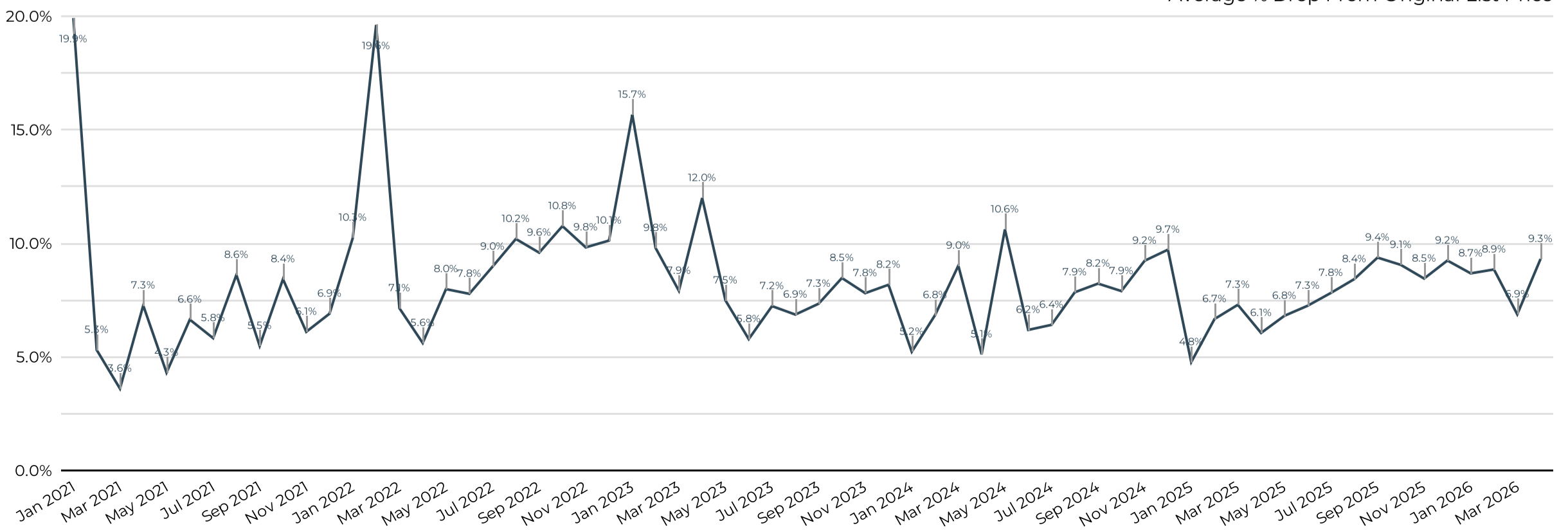
Jan 1, 2021 - Apr 30, 2026



### Price Drops Amounts

Explore how the average price drop % has changed in this market over time.

Average % Drop From Original List Price



# YEARLY Sales & Pricing

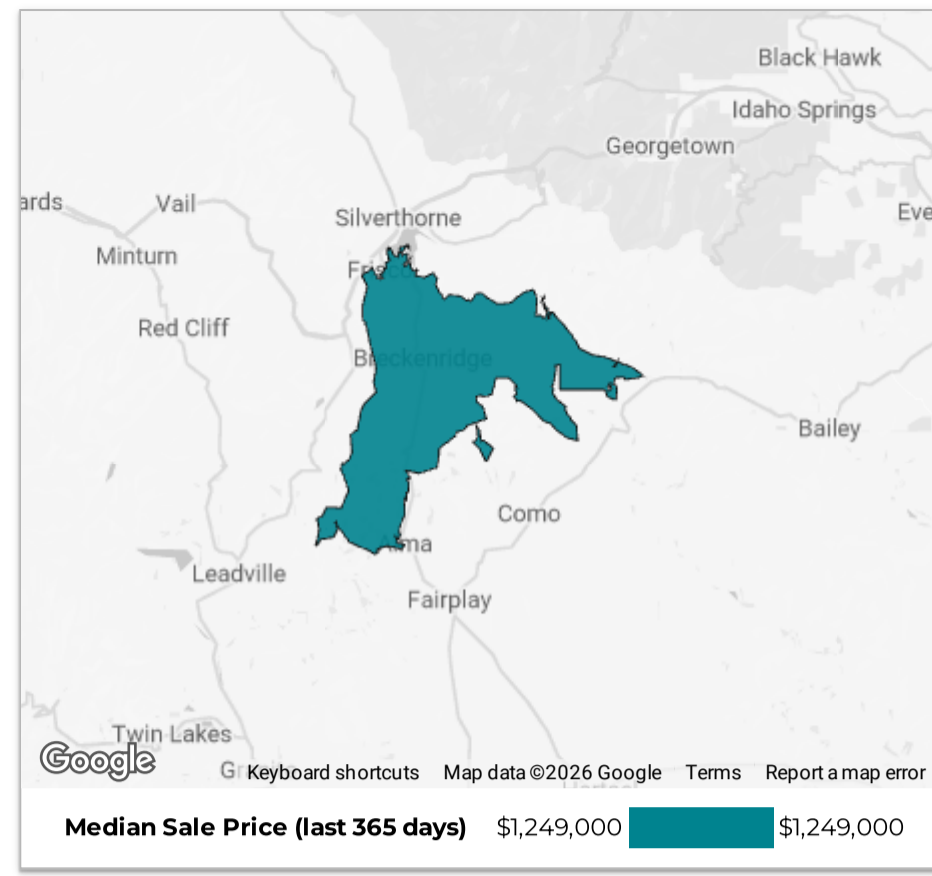
## Altitude MLS® Housing Market Snapshot

All data is updated in realtime in accordance with content from Altitude MLS.

This report provides a snapshot of the market as taken on: May 5, 2026



County:  City: Breckenridge (1) Zip:   
 Property Type:  Beds:  NewCon:   
 Price Range: Between  and   
 Sqft: Between  and  Download

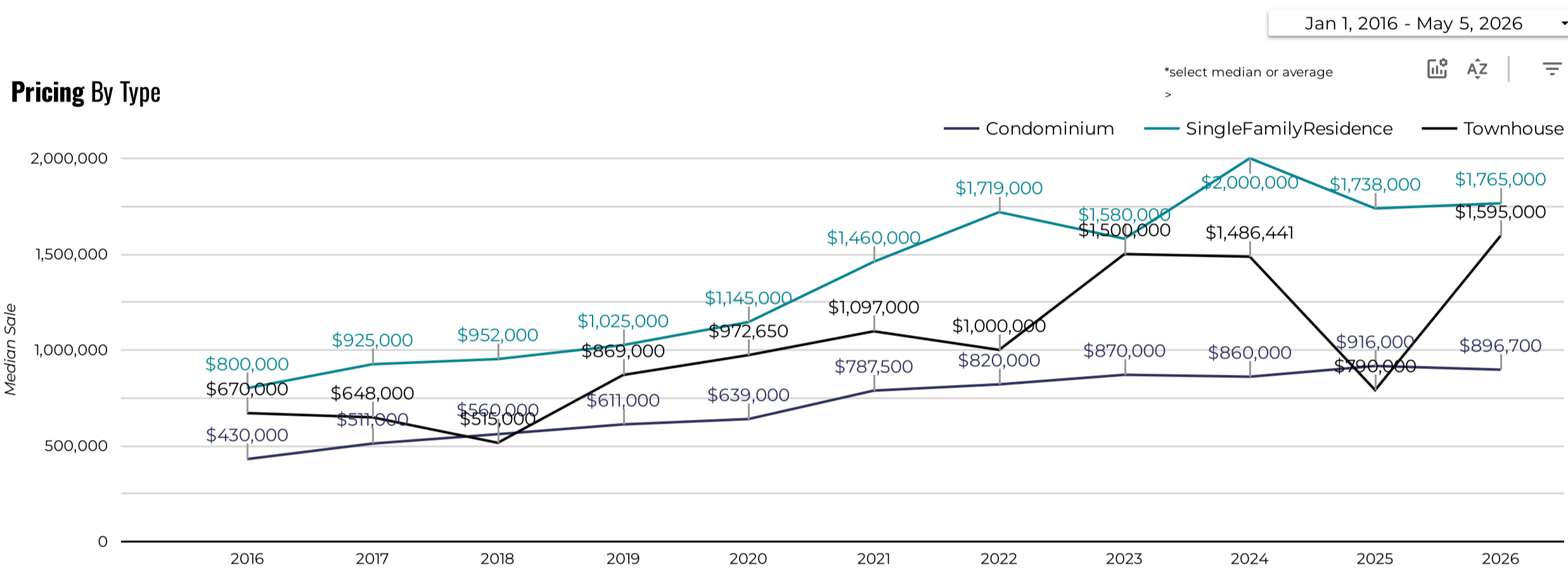


### Year-to-Date Statistics

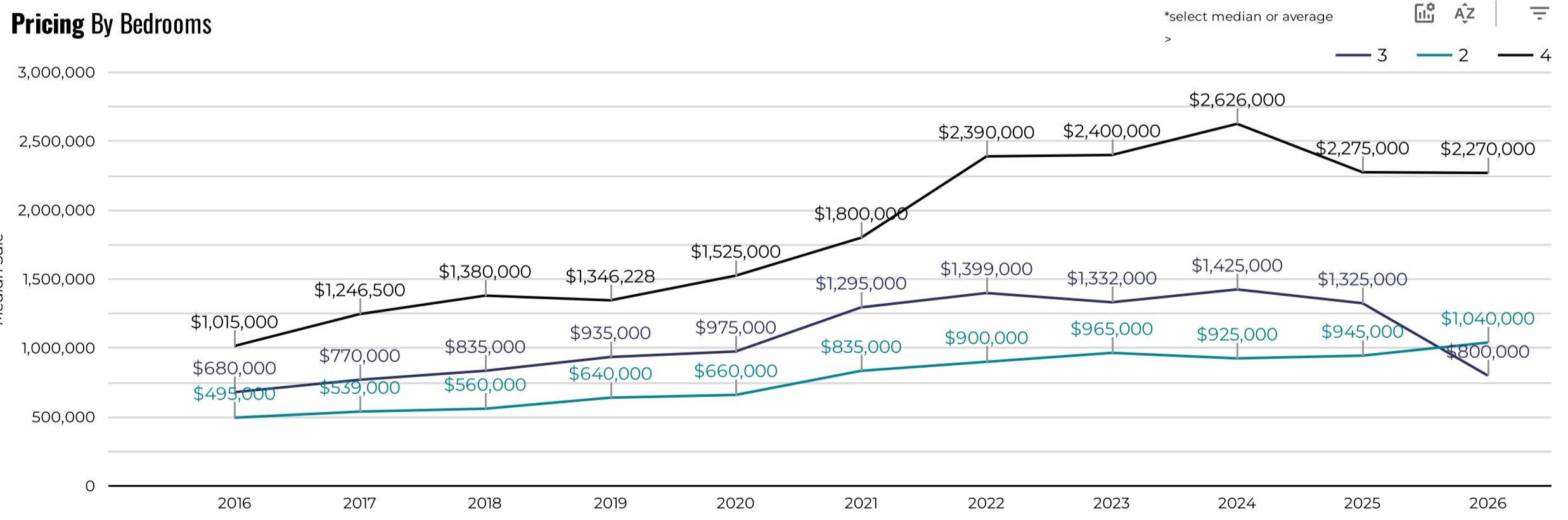
May 5, 2026

|   |   |   |
|---|---|---|
| # of Sales<br><b>124</b><br>-8.8% from previous year                    | Median Sale<br><b>\$1,220,000</b><br>-6.2% from previous year | Average % Over Asking<br><b>-2.87%</b><br>-0.16% from previous year |
| Total Sales Volume<br><b>\$216,926,805</b><br>-12.5% from previous year | New Listings<br><b>209</b><br>-3.7% from previous year        | Median DOM<br><b>31</b><br>-15 from previous year                   |

### Pricing By Type



### Pricing By Bedrooms



### Market Activity By Year

| Year | # of Sales | Total \$ Volume | Median Sale | Average Sale | \$/sqft | Median DOM | % Over/Under Asking |
|------|------------|-----------------|-------------|--------------|---------|------------|---------------------|
| 2026 | 124        | \$216,926,805   | \$1,220,000 | \$1,749,410  | \$814   | 31         | -2.9%               |
| 2025 | 486        | \$859,837,525   | \$1,265,000 | \$1,769,213  | \$873   | 43         | -2.9%               |
| 2024 | 400        | \$763,622,476   | \$1,360,000 | \$1,909,056  | \$897   | 27         | -3.0%               |
| 2023 | 375        | \$611,696,145   | \$1,200,000 | \$1,631,190  | \$871   | 21         | -2.9%               |
| 2022 | 414        | \$694,069,682   | \$1,299,999 | \$1,676,497  | \$883   | 13         | -1.7%               |
| 2021 | 761        | \$1,162,852,781 | \$1,150,000 | \$1,528,059  | \$780   | 6          | -0.2%               |
| 2020 | 743        | \$882,537,003   | \$910,000   | \$1,187,802  | \$648   | 27         | -2.2%               |
| 2019 | 606        | \$695,150,714   | \$859,000   | \$1,147,113  | null    | 32         | -2.6%               |
| 2018 | 681        | \$650,256,275   | \$736,500   | \$954,855    | \$673   | 18         | -2.3%               |
| 2017 | 706        | \$657,096,047   | \$724,000   | \$930,731    | \$573   | 25         | -2.5%               |
| 2016 | 648        | \$524,744,331   | \$645,000   | \$809,791    | \$461   | 37         | -2.9%               |

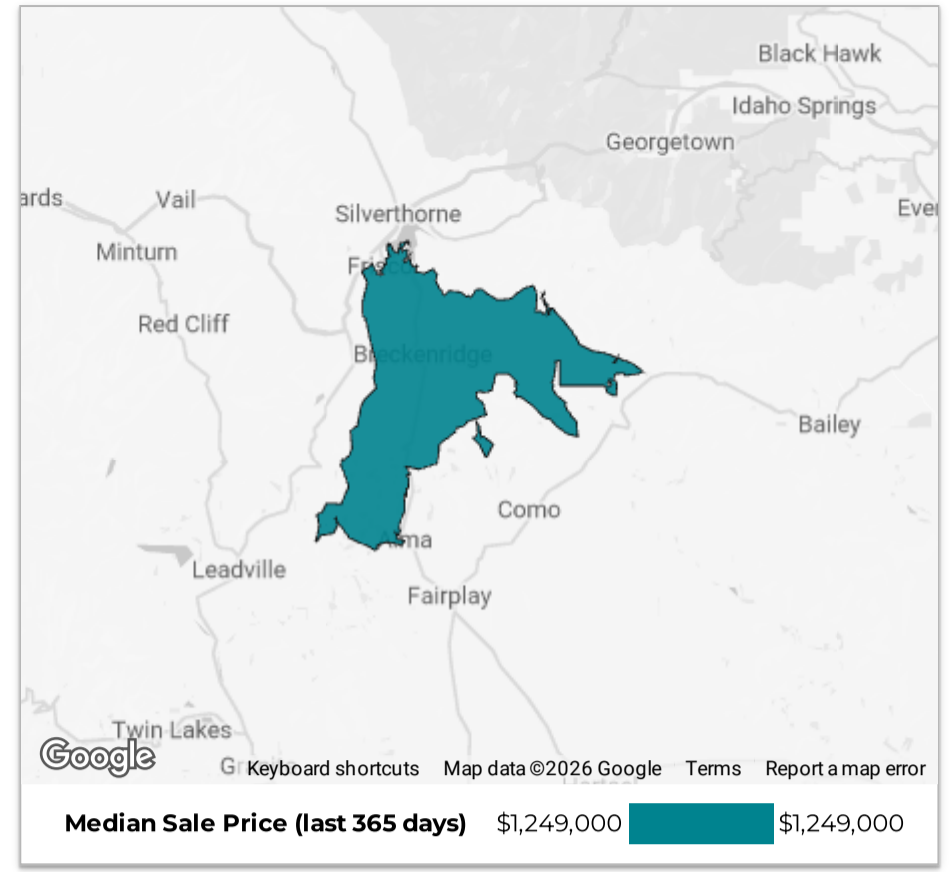
# YEARLY Demand & Inventory

## Altitude MLS® Housing Market Snapshot

All data is updated in realtime in accordance with content from Altitude MLS.

This report provides a snapshot of the market as taken on: May 5, 2026

County:  City: Breckenridge (1) Zip:   
 Property Type:  Beds:  NewCon:   
 Price Range: Between  and   
 Sqft: Between  and  Download



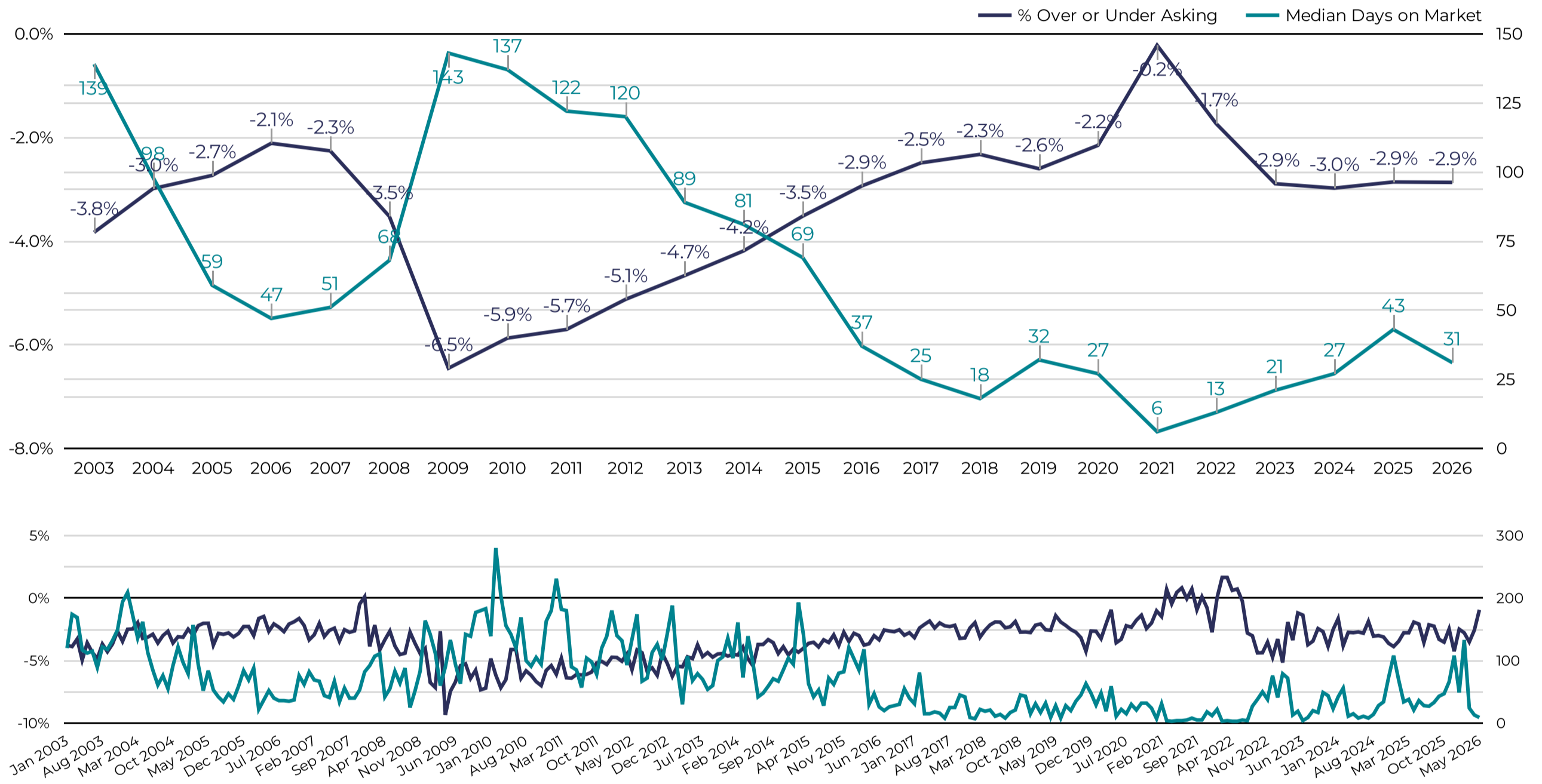
### Year-to-Date Statistics

May 5, 2026

|   |   |   |
|---|---|---|
| # of Sales<br><b>124</b><br>-8.8% from previous year                    | Median Sale<br><b>\$1,220,000</b><br>-6.2% from previous year | Average % Over Asking<br><b>-2.87%</b><br>-0.16% from previous year |
| Total Sales Volume<br><b>\$216,926,805</b><br>-12.5% from previous year | New Listings<br><b>209</b><br>-3.7% from previous year        | Median DOM<br><b>31</b><br>-15 from previous year                   |

### Buyer Competition

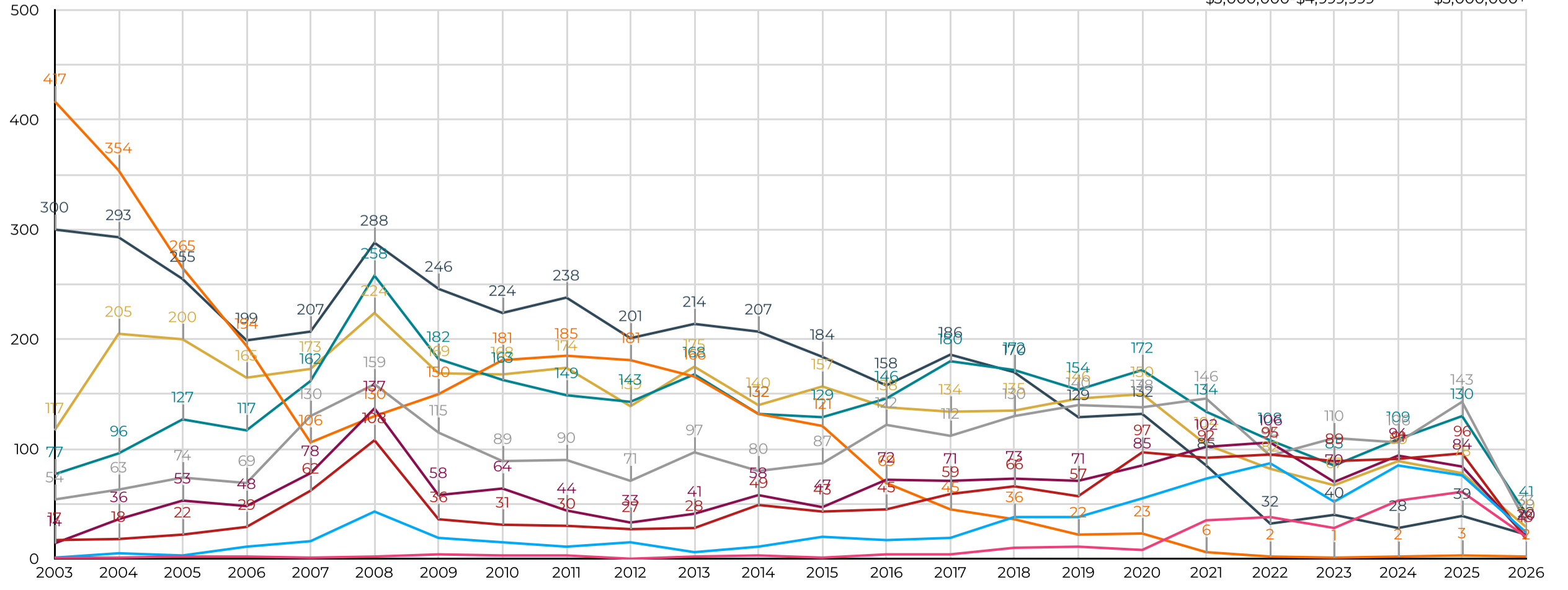
Jan 1, 2003 - May 5, 2026



### New Listings By Price Range

Narrow Price Ranges

— \$300,000-\$499,999 
 — \$500,000-\$699,999 
 — \$700,000-\$999,999 
 — 0-\$299,999 
 — \$1,000,000-\$1,499,999 
 — \$1,500,000-\$1,999,999 
 — \$2,000,000-\$2,999,999 
 — \$3,000,000-\$4,999,999 
 — \$5,000,000+



# MONTHLY Data Tables

## Altitude MLS® Housing Market Snapshot

All data is updated in realtime in accordance with content from Altitude MLS.

This report provides a snapshot of the market as taken on: May 5, 2026



County  City: Breckenridge (1) Zip   
 Property Type  Beds  NewCon   
 Price Range Between  and   
 Sqft Between  and  [Download](#)

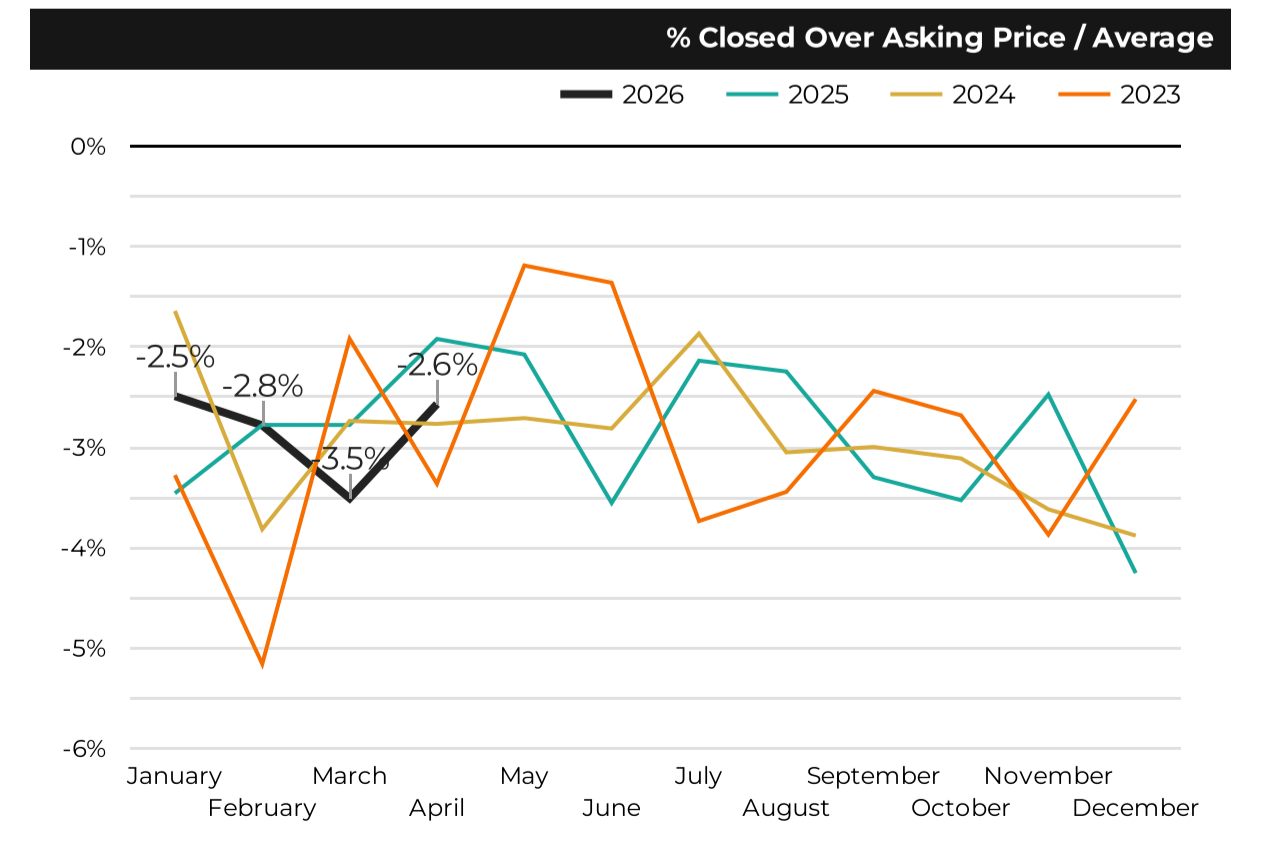
| New Listings / Count |            |            |            |            |
|----------------------|------------|------------|------------|------------|
| Month                | 2023       | 2024       | 2025       | 2026       |
| January              | 19         | 30         | 35         | 32         |
| February             | 27         | 59         | 40         | 45         |
| March                | 51         | 60         | 66         | 56         |
| April                | 35         | 48         | 64         | 64         |
| May                  | 46         | 64         | 89         | 12         |
| June                 | 90         | 98         | 120        | -          |
| July                 | 61         | 67         | 97         | -          |
| August               | 57         | 64         | 71         | -          |
| September            | 48         | 54         | 43         | -          |
| October              | 46         | 36         | 29         | -          |
| November             | 30         | 38         | 31         | -          |
| December             | 32         | 39         | 25         | -          |
| <b>Grand total</b>   | <b>542</b> | <b>657</b> | <b>710</b> | <b>209</b> |

| New Pendings / Count |            |            |            |            |
|----------------------|------------|------------|------------|------------|
| Month                | 2023       | 2024       | 2025       | 2026       |
| January              | 19         | 19         | 32         | 20         |
| February             | 20         | 31         | 31         | 19         |
| March                | 25         | 30         | 29         | 51         |
| April                | 35         | 37         | 33         | 60         |
| May                  | 29         | 26         | 41         | 6          |
| June                 | 22         | 25         | 25         | -          |
| July                 | 39         | 34         | 42         | -          |
| August               | 39         | 37         | 49         | -          |
| September            | 50         | 39         | 75         | -          |
| October              | 40         | 50         | 63         | -          |
| November             | 28         | 46         | 45         | -          |
| December             | 31         | 27         | 27         | -          |
| <b>Grand total</b>   | <b>377</b> | <b>401</b> | <b>492</b> | <b>156</b> |

| Total # of Sales / Count |            |            |            |            |
|--------------------------|------------|------------|------------|------------|
| Month                    | 2023       | 2024       | 2025       | 2026       |
| January                  | 19         | 19         | 32         | 20         |
| February                 | 20         | 31         | 31         | 20         |
| March                    | 25         | 30         | 29         | 42         |
| April                    | 35         | 37         | 33         | 39         |
| May                      | 29         | 26         | 41         | 3          |
| June                     | 22         | 25         | 25         | -          |
| July                     | 38         | 34         | 42         | -          |
| August                   | 40         | 37         | 49         | -          |
| September                | 50         | 39         | 74         | -          |
| October                  | 40         | 50         | 61         | -          |
| November                 | 28         | 46         | 43         | -          |
| December                 | 31         | 27         | 26         | -          |
| <b>Grand total</b>       | <b>377</b> | <b>401</b> | <b>486</b> | <b>124</b> |

| Sale Price / Median |                    |                    |                    |                    |
|---------------------|--------------------|--------------------|--------------------|--------------------|
| Month               | 2023               | 2024               | 2025               | 2026               |
| January             | \$1,540,000        | \$1,150,000        | \$1,650,000        | \$960,000          |
| February            | \$2,400,000        | \$1,675,000        | \$1,140,000        | \$1,310,000        |
| March               | \$868,000          | \$1,400,000        | \$1,100,000        | \$1,350,000        |
| April               | \$1,000,000        | \$1,565,000        | \$1,110,000        | \$1,040,000        |
| May                 | \$1,150,000        | \$1,016,000        | \$1,280,000        | \$1,225,000        |
| June                | \$1,125,000        | \$1,130,000        | \$1,115,000        | -                  |
| July                | \$1,200,000        | \$1,350,000        | \$945,000          | -                  |
| August              | \$1,199,946        | \$1,445,000        | \$1,265,000        | -                  |
| September           | \$1,050,000        | \$1,520,000        | \$1,500,000        | -                  |
| October             | \$1,175,000        | \$1,025,000        | \$1,400,000        | -                  |
| November            | \$1,625,000        | \$1,087,900        | \$1,020,000        | -                  |
| December            | \$1,085,000        | \$1,470,000        | \$915,000          | -                  |
| <b>Grand total</b>  | <b>\$1,199,946</b> | <b>\$1,365,000</b> | <b>\$1,265,000</b> | <b>\$1,220,000</b> |

| Days on Market (month of contract) / Median |           |           |           |           |
|---|-----------|-----------|-----------|-----------|
| Month                                       | 2023      | 2024      | 2025      | 2026      |
| January                                     | 113       | 64        | 99        | 129       |
| February                                    | 138       | 61        | 54        | 136       |
| March                                       | 110       | 12        | 68        | 47        |
| April                                       | 22        | 28        | 52        | 32        |
| May   | 27        | 16        | 71        | 58        |
| June  | 16        | 30        | 47        | -         |
| July  | 15        | 30        | 39        | -         |
| August                                      | 26        | 36        | 44        | -         |
| September                                   | 27        | 61        | 64        | -         |
| October                                     | 65        | 73        | 87        | -         |
| November                                    | 79        | 82        | 110       | -         |
| December                                    | 37        | 133       | 146       | -         |
| <b>Grand total</b>                          | <b>41</b> | <b>55</b> | <b>75</b> | <b>58</b> |



# MONTHLY Market Cycles

## Altitude MLS® Housing Market Snapshot

All data is updated in realtime in accordance with content from Altitude MLS.

This report provides a snapshot of the market as taken on: May 5, 2026



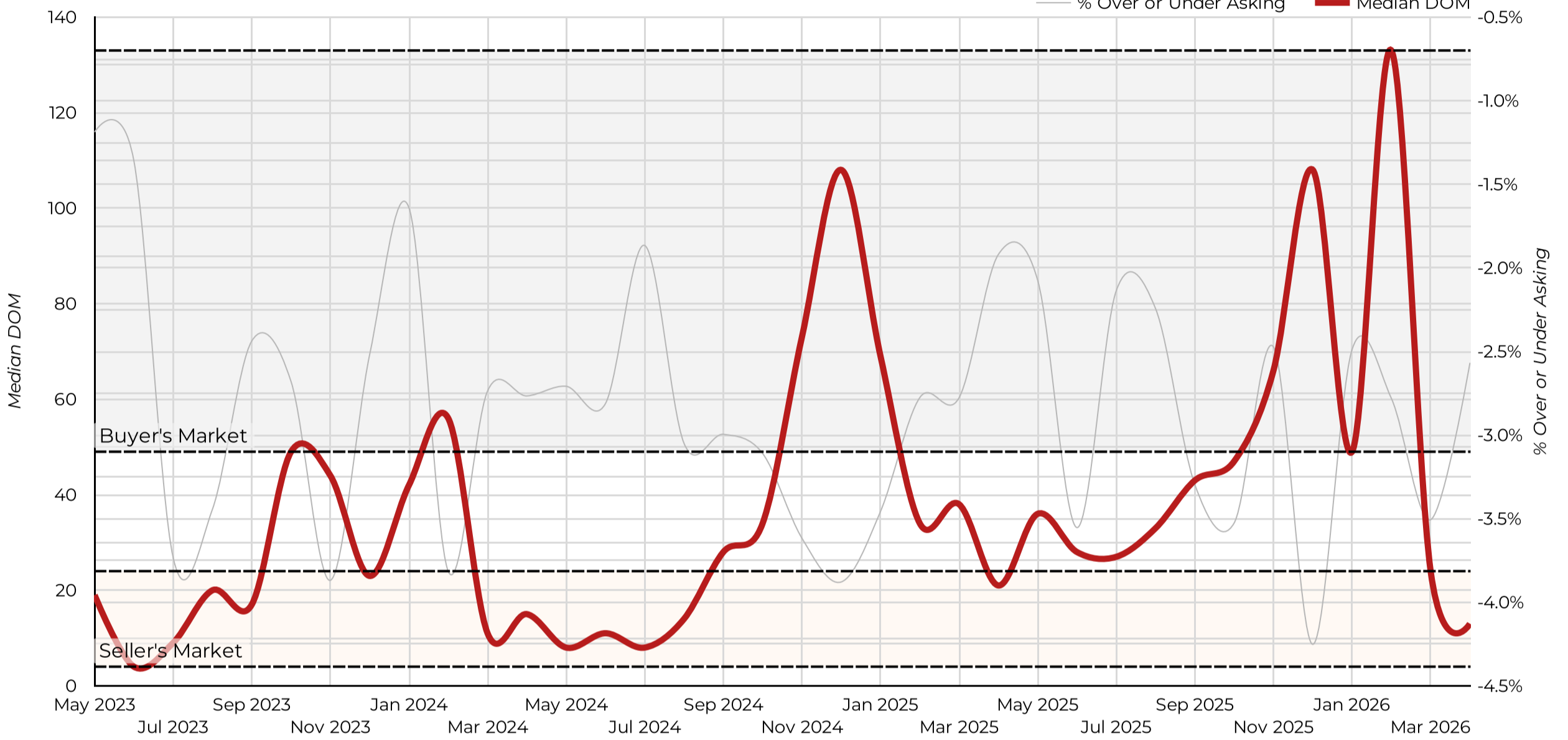
County: [dropdown] City: Breckenridge (1) Zip: [dropdown]  
Property Type: [dropdown] Beds: [dropdown] NewCon: [dropdown]  
Price Range: Between [dropdown] Enter a value and Enter a value  
Sqft: Between [dropdown] Enter a value and Enter a value [Download]

May 1, 2023 - Apr 30, 2026

### Market Temperature

Explore how the current market compares to previous cycles in terms of overall market temperature.

\*adjust time increment >



### Market Pricing

Use this data to understand pricing changes and market speed in this area over the selected time period.

\*adjust time increment >

