

# Local Market Update for September 2018

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Idaho Springs

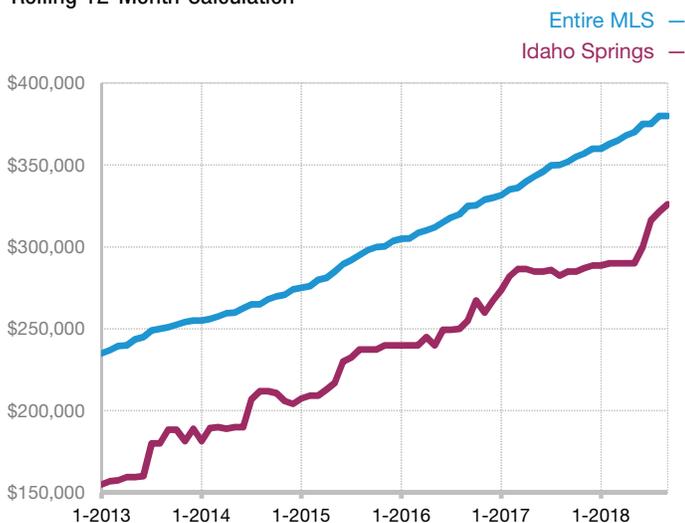
Single Family	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Inventory of Active Listings	22	19	- 13.6%	--	--	--
Under Contract	5	10	+ 100.0%	54	78	+ 44.4%
New Listings	10	9	- 10.0%	73	97	+ 32.9%
Sold Listings	11	8	- 27.3%	52	73	+ 40.4%
Days on Market Until Sale	26	17	- 34.6%	39	24	- 38.5%
Median Sales Price*	\$290,000	\$311,250	+ 7.3%	\$287,150	\$337,000	+ 17.4%
Average Sales Price*	\$286,618	\$307,188	+ 7.2%	\$305,585	\$358,936	+ 17.5%
Percent of List Price Received*	98.8%	97.8%	- 1.0%	98.3%	99.4%	+ 1.1%

\* 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	September			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 09-2017	Thru 09-2018	Percent Change from Previous Year
Inventory of Active Listings	1	3	+ 200.0%	--	--	--
Under Contract	2	0	- 100.0%	5	11	+ 120.0%
New Listings	0	1	--	6	15	+ 150.0%
Sold Listings	1	2	+ 100.0%	4	11	+ 175.0%
Days on Market Until Sale	9	14	+ 55.6%	5	8	+ 60.0%
Median Sales Price*	\$100,000	\$167,000	+ 67.0%	\$190,500	\$240,000	+ 26.0%
Average Sales Price*	\$100,000	\$167,000	+ 67.0%	\$172,750	\$226,364	+ 31.0%
Percent of List Price Received*	94.3%	99.4%	+ 5.4%	102.1%	100.7%	- 1.4%

\* 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

