

Local Market Update for May 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

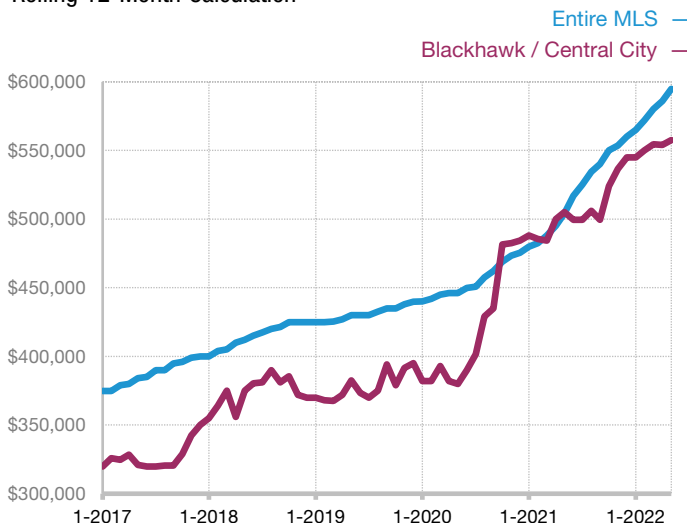
| Single Family | May | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2021 | 2022 | Percent Change from Previous Year | Thru 05-2021 | Thru 05-2022 | Percent Change from Previous Year |
| Inventory of Active Listings | 16 | 13 | - 18.8% | -- | -- | -- |
| Under Contract | 3 | 14 | + 366.7% | 32 | 35 | + 9.4% |
| New Listings | 9 | 10 | + 11.1% | 37 | 47 | + 27.0% |
| Sold Listings | 8 | 9 | + 12.5% | 33 | 28 | - 15.2% |
| Days on Market Until Sale | 26 | 6 | - 76.9% | 42 | 20 | - 52.4% |
| Median Sales Price* | \$560,000 | \$655,000 | + 17.0% | \$480,000 | \$636,250 | + 32.6% |
| Average Sales Price* | \$582,300 | \$692,139 | + 18.9% | \$532,376 | \$626,546 | + 17.7% |
| Percent of List Price Received* | 99.7% | 102.6% | + 2.9% | 98.9% | 103.0% | + 4.1% |

* 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 | May | | | Year to Date | | |
|---------------------------------|-----------|------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2021 | 2022 | Percent Change from Previous Year | Thru 05-2021 | Thru 05-2022 | Percent Change from Previous Year |
| Inventory of Active Listings | 0 | 0 | -- | -- | -- | -- |
| Under Contract | 3 | 0 | - 100.0% | 11 | 3 | - 72.7% |
| New Listings | 2 | 0 | - 100.0% | 8 | 2 | - 75.0% |
| Sold Listings | 4 | 0 | - 100.0% | 8 | 3 | - 62.5% |
| Days on Market Until Sale | 19 | 0 | - 100.0% | 42 | 18 | - 57.1% |
| Median Sales Price* | \$430,250 | \$0 | - 100.0% | \$400,000 | \$470,000 | + 17.5% |
| Average Sales Price* | \$428,875 | \$0 | - 100.0% | \$390,688 | \$456,667 | + 16.9% |
| Percent of List Price Received* | 99.2% | 0.0% | - 100.0% | 99.3% | 101.5% | + 2.2% |

* 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

