

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

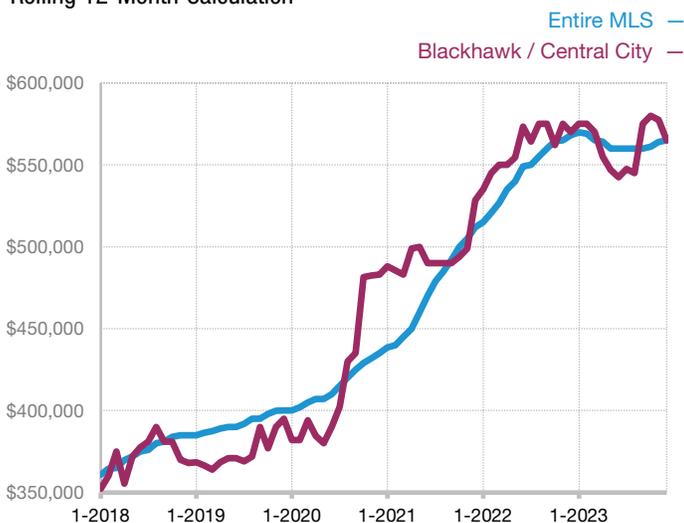
Single Family	December			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
Inventory of Active Listings	26	18	- 30.8%	--	--	--
Under Contract	4	6	+ 50.0%	111	103	- 7.2%
New Listings	3	0	- 100.0%	166	124	- 25.3%
Sold Listings	5	6	+ 20.0%	115	99	- 13.9%
Days on Market Until Sale	51	132	+ 158.8%	30	57	+ 90.0%
Median Sales Price*	\$570,000	\$470,000	- 17.5%	\$570,000	\$565,000	- 0.9%
Average Sales Price*	\$550,700	\$513,693	- 6.7%	\$603,982	\$612,459	+ 1.4%
Percent of List Price Received*	98.0%	95.8%	- 2.2%	99.5%	96.7%	- 2.8%

* 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		
	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	0	1	--	6	7	+ 16.7%
New Listings	0	0	--	7	8	+ 14.3%
Sold Listings	0	1	--	6	6	0.0%
Days on Market Until Sale	0	57	--	10	35	+ 250.0%
Median Sales Price*	\$0	\$460,000	--	\$482,500	\$495,000	+ 2.6%
Average Sales Price*	\$0	\$460,000	--	\$467,000	\$495,167	+ 6.0%
Percent of List Price Received*	0.0%	100.0%	--	100.2%	99.8%	- 0.4%

* 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

