

Local Market Update for April 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

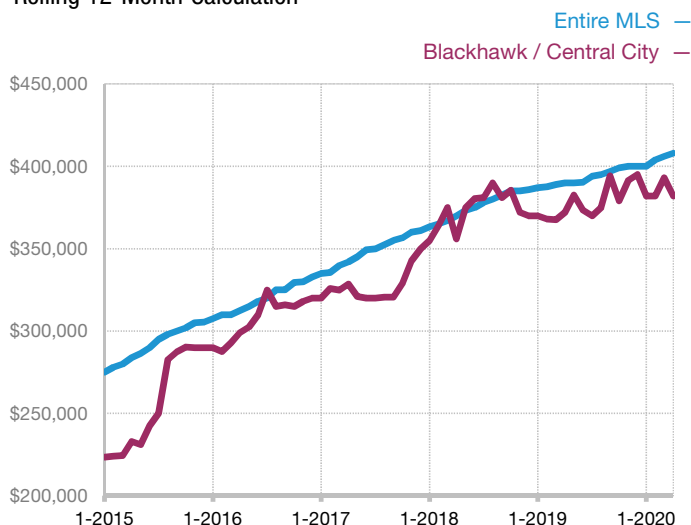
Single Family	April			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 04-2019	Thru 04-2020	Percent Change from Previous Year
Inventory of Active Listings	28	26	- 7.1%	--	--	--
Under Contract	8	2	- 75.0%	22	19	- 13.6%
New Listings	15	8	- 46.7%	37	29	- 21.6%
Sold Listings	8	8	0.0%	20	24	+ 20.0%
Days on Market Until Sale	20	61	+ 205.0%	60	57	- 5.0%
Median Sales Price*	\$427,500	\$381,500	- 10.8%	\$451,125	\$392,000	- 13.1%
Average Sales Price*	\$412,363	\$394,125	- 4.4%	\$455,033	\$420,911	- 7.5%
Percent of List Price Received*	99.7%	98.8%	- 0.9%	97.2%	97.5%	+ 0.3%

* 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	April			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 04-2019	Thru 04-2020	Percent Change from Previous Year
Inventory of Active Listings	1	5	+ 400.0%	--	--	--
Under Contract	0	1	--	1	7	+ 600.0%
New Listings	1	2	+ 100.0%	2	10	+ 400.0%
Sold Listings	0	1	--	1	3	+ 200.0%
Days on Market Until Sale	0	3	--	0	10	--
Median Sales Price*	\$0	\$375,000	--	\$349,800	\$349,000	- 0.2%
Average Sales Price*	\$0	\$375,000	--	\$349,800	\$356,333	+ 1.9%
Percent of List Price Received*	0.0%	94.9%	--	100.0%	98.3%	- 1.7%

* 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

