

Local Market Update for May 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Idaho Springs

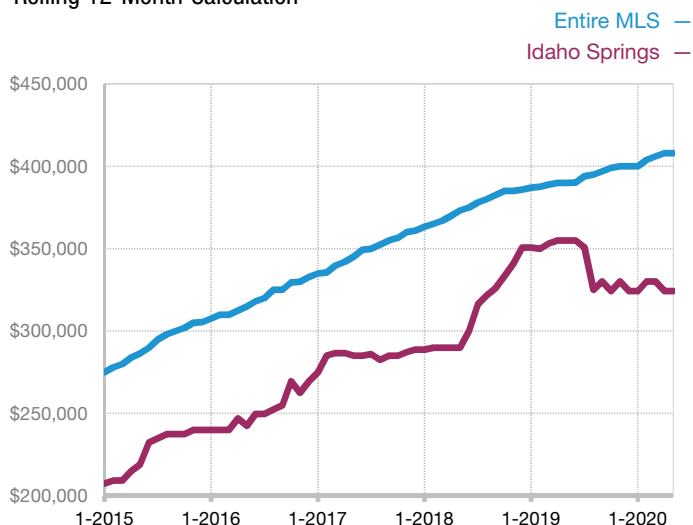
Single Family	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
Inventory of Active Listings	18	17	- 5.6%	--	--	--
Under Contract	5	12	+ 140.0%	21	22	+ 4.8%
New Listings	10	14	+ 40.0%	27	34	+ 25.9%
Sold Listings	4	6	+ 50.0%	20	11	- 45.0%
Days on Market Until Sale	46	14	- 69.6%	58	37	- 36.2%
Median Sales Price*	\$209,500	\$297,000	+ 41.8%	\$327,500	\$299,000	- 8.7%
Average Sales Price*	\$258,250	\$284,800	+ 10.3%	\$336,925	\$325,209	- 3.5%
Percent of List Price Received*	95.0%	103.6%	+ 9.1%	95.5%	104.9%	+ 9.8%

* 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	May			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 05-2019	Thru 05-2020	Percent Change from Previous Year
Inventory of Active Listings	5	1	- 80.0%	--	--	--
Under Contract	0	0	--	2	3	+ 50.0%
New Listings	2	1	- 50.0%	11	4	- 63.6%
Sold Listings	0	1	--	4	4	0.0%
Days on Market Until Sale	0	4	--	44	66	+ 50.0%
Median Sales Price*	\$0	\$317,150	--	\$162,462	\$280,000	+ 72.3%
Average Sales Price*	\$0	\$317,150	--	\$184,981	\$258,538	+ 39.8%
Percent of List Price Received*	0.0%	105.8%	--	99.6%	103.7%	+ 4.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

