

Local Market Update for December 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

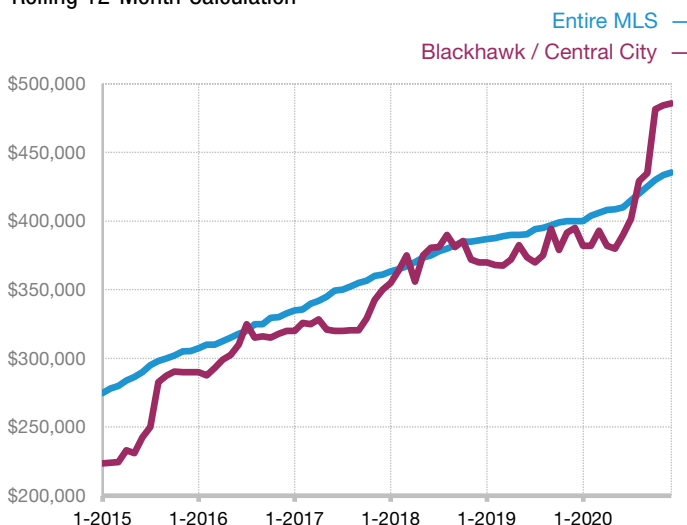
Single Family	December			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
Inventory of Active Listings	32	8	- 75.0%	--	--	--
Under Contract	4	4	0.0%	87	129	+ 48.3%
New Listings	7	5	- 28.6%	146	139	- 4.8%
Sold Listings	4	6	+ 50.0%	89	126	+ 41.6%
Days on Market Until Sale	75	16	- 78.7%	44	55	+ 25.0%
Median Sales Price*	\$416,750	\$514,000	+ 23.3%	\$395,000	\$485,750	+ 23.0%
Average Sales Price*	\$411,125	\$531,750	+ 29.3%	\$409,130	\$504,702	+ 23.4%
Percent of List Price Received*	96.5%	99.7%	+ 3.3%	97.5%	98.8%	+ 1.3%

* 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	December			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 12-2019	Thru 12-2020	Percent Change from Previous Year
Inventory of Active Listings	2	4	+ 100.0%	--	--	--
Under Contract	1	0	- 100.0%	6	15	+ 150.0%
New Listings	2	0	- 100.0%	9	20	+ 122.2%
Sold Listings	1	1	0.0%	6	15	+ 150.0%
Days on Market Until Sale	0	63	--	21	54	+ 157.1%
Median Sales Price*	\$325,000	\$395,000	+ 21.5%	\$322,500	\$349,000	+ 8.2%
Average Sales Price*	\$325,000	\$395,000	+ 21.5%	\$327,017	\$358,900	+ 9.7%
Percent of List Price Received*	100.0%	99.0%	- 1.0%	99.4%	98.8%	- 0.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

