

# Local Market Update for November 2016

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Idaho Springs

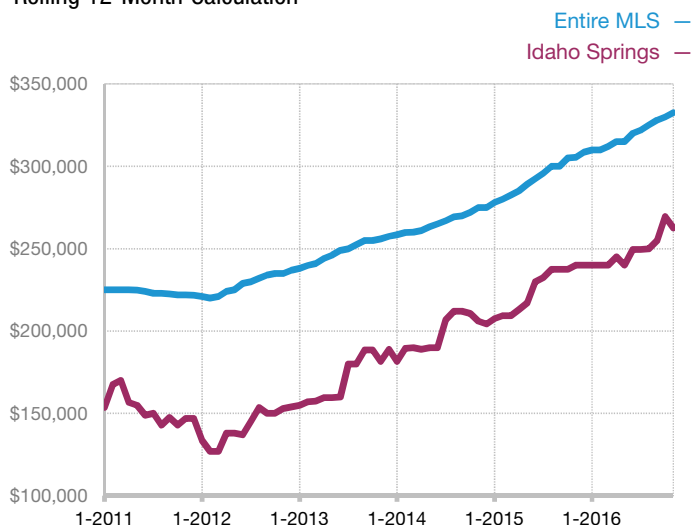
Single Family	November			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 11-2015	Thru 11-2016	Percent Change from Previous Year
Inventory of Active Listings	29	13	- 55.2%	--	--	--
Under Contract	2	3	+ 50.0%	75	76	+ 1.3%
New Listings	4	2	- 50.0%	96	93	- 3.1%
Sold Listings	5	10	+ 100.0%	69	79	+ 14.5%
Days on Market Until Sale	71	26	- 63.4%	87	45	- 48.3%
Median Sales Price*	\$270,900	\$250,250	- 7.6%	\$240,000	\$271,000	+ 12.9%
Average Sales Price*	\$383,680	\$289,850	- 24.5%	\$263,357	\$298,821	+ 13.5%
Percent of List Price Received*	96.5%	98.7%	+ 2.3%	97.7%	97.3%	- 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.

Townhouse-Condo	November			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 11-2015	Thru 11-2016	Percent Change from Previous Year
Inventory of Active Listings	3	0	- 100.0%	--	--	--
Under Contract	0	0	--	5	6	+ 20.0%
New Listings	0	0	--	13	7	- 46.2%
Sold Listings	0	1	--	6	6	0.0%
Days on Market Until Sale	0	1	--	27	42	+ 55.6%
Median Sales Price*	\$0	\$180,000	--	\$118,750	\$106,000	- 10.7%
Average Sales Price*	\$0	\$180,000	--	\$117,750	\$119,167	+ 1.2%
Percent of List Price Received*	0.0%	100.0%	--	97.7%	98.5%	+ 0.8%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

