

# Local Market Update for August 2015

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Gilpin County

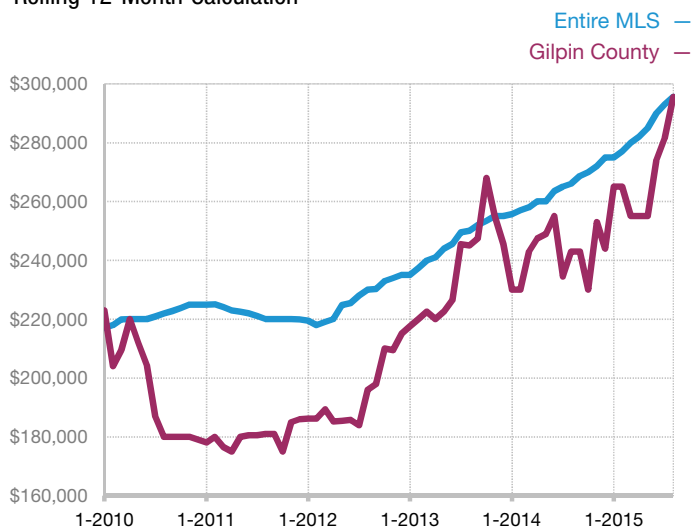
| Single Family                   | August    |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics                     | 2014      | 2015             | Percent Change from Previous Year | Thru 08-2014 | Thru 08-2015     | Percent Change from Previous Year |
| Inventory of Active Listings    | 77        | 38               | - 50.6%                           | --           | --               | --                                |
| Under Contract                  | 13        | 13               | 0.0%                              | 68           | 91               | + 33.8%                           |
| New Listings                    | 16        | 11               | - 31.3%                           | 128          | 113              | - 11.7%                           |
| Sold Listings                   | 10        | 19               | + 90.0%                           | 65           | 75               | + 15.4%                           |
| Days on Market Until Sale       | 51        | 49               | - 3.9%                            | 81           | 75               | - 7.4%                            |
| Median Sales Price*             | \$238,533 | <b>\$379,000</b> | + 58.9%                           | \$224,065    | <b>\$299,000</b> | + 33.4%                           |
| Average Sales Price*            | \$245,597 | <b>\$397,363</b> | + 61.8%                           | \$273,617    | <b>\$312,857</b> | + 14.3%                           |
| Percent of List Price Received* | 95.2%     | <b>98.1%</b>     | + 3.0%                            | 96.2%        | <b>98.7%</b>     | + 2.6%                            |

\* 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                 | August |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|--------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics                     | 2014   | 2015             | Percent Change from Previous Year | Thru 08-2014 | Thru 08-2015     | Percent Change from Previous Year |
| Inventory of Active Listings    | 7      | 3                | - 57.1%                           | --           | --               | --                                |
| Under Contract                  | 0      | 2                | --                                | 5            | 10               | + 100.0%                          |
| New Listings                    | 1      | 2                | + 100.0%                          | 12           | 12               | 0.0%                              |
| Sold Listings                   | 0      | 2                | --                                | 5            | 7                | + 40.0%                           |
| Days on Market Until Sale       | 0      | 9                | --                                | 40           | 61               | + 52.5%                           |
| Median Sales Price*             | \$0    | <b>\$279,250</b> | --                                | \$237,500    | <b>\$242,500</b> | + 2.1%                            |
| Average Sales Price*            | \$0    | <b>\$279,250</b> | --                                | \$250,560    | <b>\$253,064</b> | + 1.0%                            |
| Percent of List Price Received* | 0.0%   | <b>98.9%</b>     | --                                | 98.4%        | <b>98.5%</b>     | + 0.1%                            |

\* 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

