

# Local Market Update for February 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Blackhawk / Central City

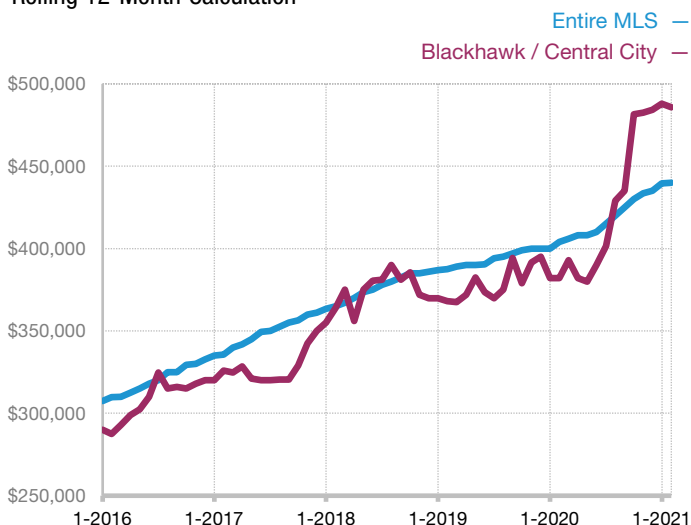
Single Family	February			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
Inventory of Active Listings	27	10	- 63.0%	--	--	--
Under Contract	7	5	- 28.6%	12	16	+ 33.3%
New Listings	6	5	- 16.7%	11	15	+ 36.4%
Sold Listings	3	5	+ 66.7%	9	13	+ 44.4%
Days on Market Until Sale	50	19	- 62.0%	59	23	- 61.0%
Median Sales Price*	\$481,000	<b>\$419,709</b>	- 12.7%	\$340,000	<b>\$429,500</b>	+ 26.3%
Average Sales Price*	\$496,208	<b>\$354,422</b>	- 28.6%	\$384,792	<b>\$457,732</b>	+ 19.0%
Percent of List Price Received*	97.8%	<b>95.5%</b>	- 2.4%	96.7%	<b>97.7%</b>	+ 1.0%

\* 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	February			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 02-2020	Thru 02-2021	Percent Change from Previous Year
Inventory of Active Listings	5	0	- 100.0%	--	--	--
Under Contract	1	2	+ 100.0%	1	4	+ 300.0%
New Listings	1	1	0.0%	4	1	- 75.0%
Sold Listings	0	1	--	0	1	--
Days on Market Until Sale	0	3	--	0	3	--
Median Sales Price*	\$0	<b>\$370,000</b>	--	\$0	<b>\$370,000</b>	--
Average Sales Price*	\$0	<b>\$370,000</b>	--	\$0	<b>\$370,000</b>	--
Percent of List Price Received*	0.0%	<b>98.7%</b>	--	0.0%	<b>98.7%</b>	--

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



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

