

# Local Market Update for May 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Idaho Springs

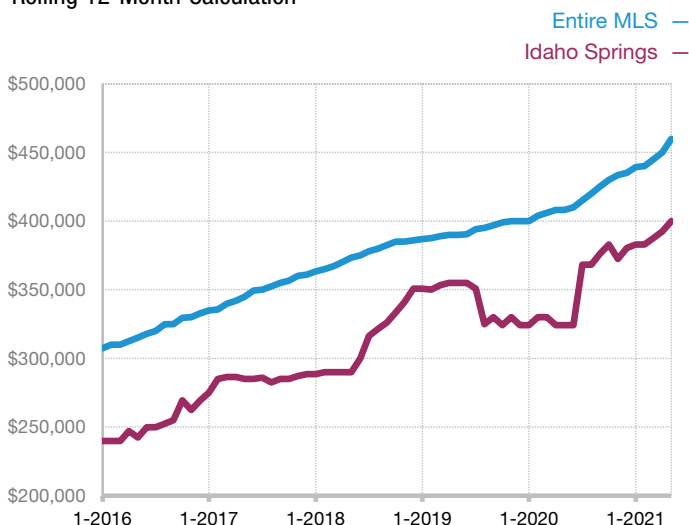
Single Family	May			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Inventory of Active Listings	21	4	- 81.0%	--	--	--
Under Contract	11	6	- 45.5%	21	19	- 9.5%
New Listings	14	7	- 50.0%	34	22	- 35.3%
Sold Listings	6	7	+ 16.7%	11	20	+ 81.8%
Days on Market Until Sale	14	107	+ 664.3%	37	49	+ 32.4%
Median Sales Price*	\$297,000	\$635,000	+ 113.8%	\$299,000	\$540,450	+ 80.8%
Average Sales Price*	\$284,800	\$626,843	+ 120.1%	\$325,209	\$559,713	+ 72.1%
Percent of List Price Received*	103.6%	103.4%	- 0.2%	104.9%	104.7%	- 0.2%

\* 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	2020	2021	Percent Change from Previous Year	Thru 05-2020	Thru 05-2021	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	0	0	--	3	0	- 100.0%
New Listings	1	0	- 100.0%	4	0	- 100.0%
Sold Listings	1	0	- 100.0%	4	0	- 100.0%
Days on Market Until Sale	4	0	- 100.0%	66	0	- 100.0%
Median Sales Price*	\$317,150	\$0	- 100.0%	\$280,000	\$0	- 100.0%
Average Sales Price*	\$317,150	\$0	- 100.0%	\$258,538	\$0	- 100.0%
Percent of List Price Received*	105.8%	0.0%	- 100.0%	103.7%	0.0%	- 100.0%

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



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

