

Local Market Update for July 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Idaho Springs

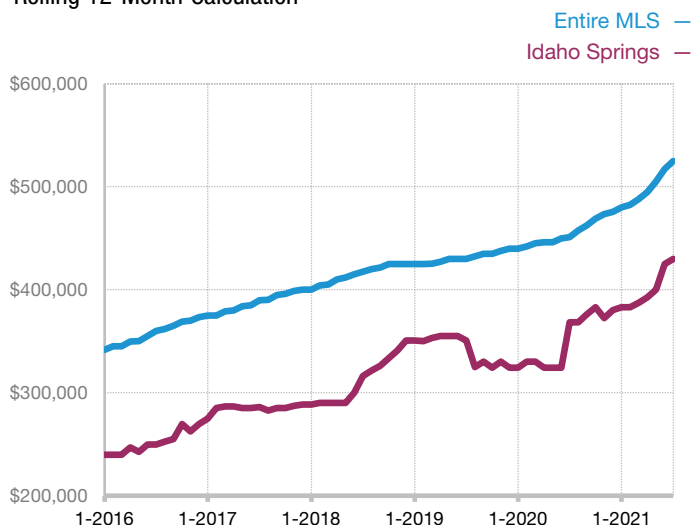
Single Family	July			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 07-2020	Thru 07-2021	Percent Change from Previous Year
Inventory of Active Listings	25	15	- 40.0%	--	--	--
Under Contract	11	9	- 18.2%	45	41	- 8.9%
New Listings	15	14	- 6.7%	65	54	- 16.9%
Sold Listings	11	12	+ 9.1%	33	39	+ 18.2%
Days on Market Until Sale	37	4	- 89.2%	32	29	- 9.4%
Median Sales Price*	\$450,000	\$442,500	- 1.7%	\$375,000	\$475,000	+ 26.7%
Average Sales Price*	\$441,753	\$488,875	+ 10.7%	\$385,154	\$522,840	+ 35.7%
Percent of List Price Received*	101.2%	104.9%	+ 3.7%	102.5%	104.2%	+ 1.7%

* 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	July			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 07-2020	Thru 07-2021	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	0	0	--	4	1	- 75.0%
New Listings	0	0	--	5	1	- 80.0%
Sold Listings	0	1	--	4	1	- 75.0%
Days on Market Until Sale	0	4	--	66	4	- 93.9%
Median Sales Price*	\$0	\$322,000	--	\$280,000	\$322,000	+ 15.0%
Average Sales Price*	\$0	\$322,000	--	\$258,538	\$322,000	+ 24.5%
Percent of List Price Received*	0.0%	100.9%	--	103.7%	100.9%	- 2.7%

* 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

