

Local Market Update for August 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

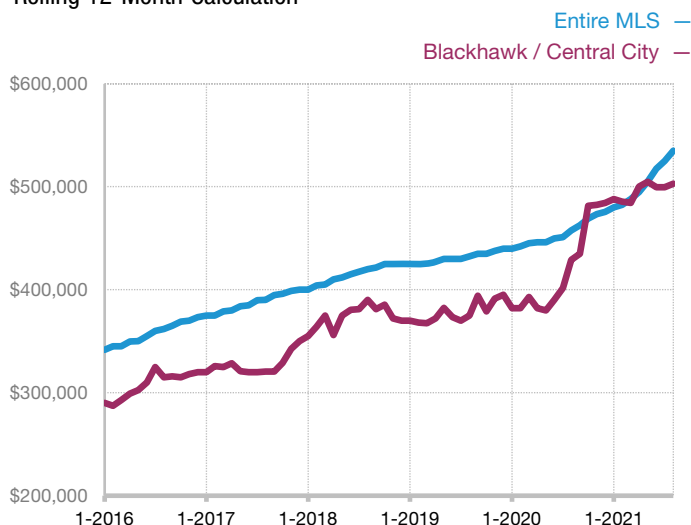
Single Family	August			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	29	17	- 41.4%	--	--	--
Under Contract	14	17	+ 21.4%	86	77	- 10.5%
New Listings	20	16	- 20.0%	107	92	- 14.0%
Sold Listings	18	12	- 33.3%	74	62	- 16.2%
Days on Market Until Sale	47	22	- 53.2%	62	29	- 53.2%
Median Sales Price*	\$461,500	\$516,500	+ 11.9%	\$451,697	\$487,500	+ 7.9%
Average Sales Price*	\$492,271	\$513,375	+ 4.3%	\$469,742	\$534,789	+ 13.8%
Percent of List Price Received*	99.8%	102.3%	+ 2.5%	98.5%	101.2%	+ 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.

Townhouse/Condo	August			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 08-2021	Percent Change from Previous Year
Inventory of Active Listings	3	0	- 100.0%	--	--	--
Under Contract	0	0	--	13	14	+ 7.7%
New Listings	0	0	--	15	11	- 26.7%
Sold Listings	1	1	0.0%	13	14	+ 7.7%
Days on Market Until Sale	0	4	--	51	25	- 51.0%
Median Sales Price*	\$320,000	\$402,000	+ 25.6%	\$345,000	\$404,000	+ 17.1%
Average Sales Price*	\$320,000	\$402,000	+ 25.6%	\$350,885	\$403,393	+ 15.0%
Percent of List Price Received*	98.5%	101.8%	+ 3.4%	98.8%	99.7%	+ 0.9%

* 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

