

# Local Market Update for December 2021

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Idaho Springs

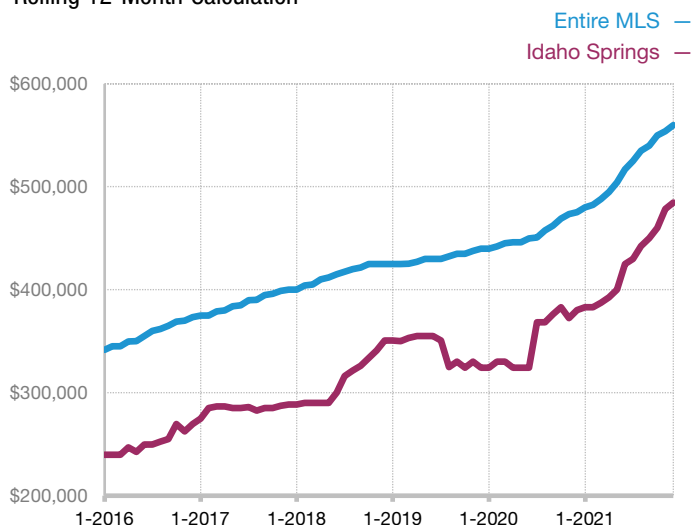
Single Family	December			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
Inventory of Active Listings	7	6	- 14.3%	--	--	--
Under Contract	5	3	- 40.0%	90	89	- 1.1%
New Listings	4	3	- 25.0%	98	103	+ 5.1%
Sold Listings	9	8	- 11.1%	84	91	+ 8.3%
Days on Market Until Sale	31	33	+ 6.5%	45	26	- 42.2%
Median Sales Price*	\$425,000	<b>\$452,500</b>	+ 6.5%	\$380,250	<b>\$484,900</b>	+ 27.5%
Average Sales Price*	\$441,881	<b>\$521,688</b>	+ 18.1%	\$399,857	<b>\$536,034</b>	+ 34.1%
Percent of List Price Received*	99.8%	<b>98.1%</b>	- 1.7%	100.3%	<b>102.8%</b>	+ 2.5%

\* 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	December			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 12-2020	Thru 12-2021	Percent Change from Previous Year
Inventory of Active Listings	0	0	--	--	--	--
Under Contract	0	0	--	6	3	- 50.0%
New Listings	0	0	--	7	4	- 42.9%
Sold Listings	0	0	--	7	3	- 57.1%
Days on Market Until Sale	0	0	--	49	2	- 95.9%
Median Sales Price*	\$0	<b>\$0</b>	--	\$260,000	<b>\$322,000</b>	+ 23.8%
Average Sales Price*	\$0	<b>\$0</b>	--	\$229,236	<b>\$396,167</b>	+ 72.8%
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	100.5%	<b>100.5%</b>	0.0%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

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



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

