

# Local Market Update for July 2022

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Idaho Springs

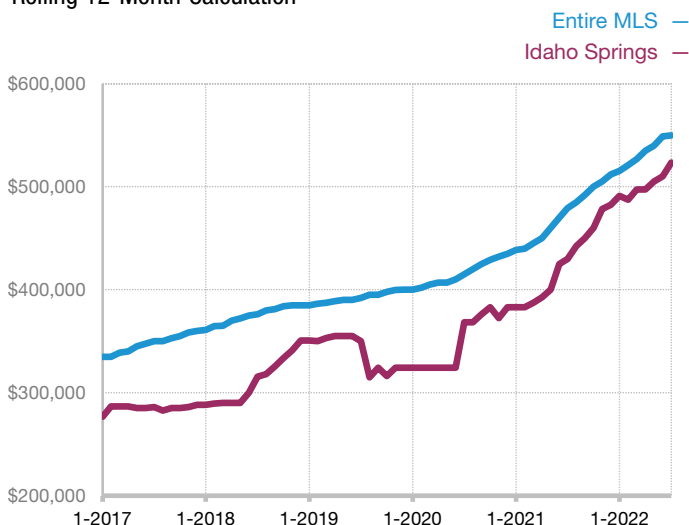
Single Family	July			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
Inventory of Active Listings	15	34	+ 126.7%	--	--	--
Under Contract	9	8	- 11.1%	42	33	- 21.4%
New Listings	14	17	+ 21.4%	55	62	+ 12.7%
Sold Listings	12	2	- 83.3%	40	31	- 22.5%
Days on Market Until Sale	4	5	+ 25.0%	28	22	- 21.4%
Median Sales Price*	\$442,500	\$487,500	+ 10.2%	\$475,000	\$580,000	+ 22.1%
Average Sales Price*	\$488,875	\$487,500	- 0.3%	\$517,769	\$621,174	+ 20.0%
Percent of List Price Received*	104.9%	105.8%	+ 0.9%	104.3%	103.9%	- 0.4%

\* 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	2021	2022	Percent Change from Previous Year	Thru 07-2021	Thru 07-2022	Percent Change from Previous Year
Inventory of Active Listings	0	1	--	--	--	--
Under Contract	0	0	--	1	1	0.0%
New Listings	0	0	--	1	2	+ 100.0%
Sold Listings	1	0	- 100.0%	1	1	0.0%
Days on Market Until Sale	4	0	- 100.0%	4	11	+ 175.0%
Median Sales Price*	\$322,000	\$0	- 100.0%	\$322,000	\$275,100	- 14.6%
Average Sales Price*	\$322,000	\$0	- 100.0%	\$322,000	\$275,100	- 14.6%
Percent of List Price Received*	100.9%	0.0%	- 100.0%	100.9%	106.2%	+ 5.3%

\* 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

