

# Local Market Update for December 2022

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Idaho Springs

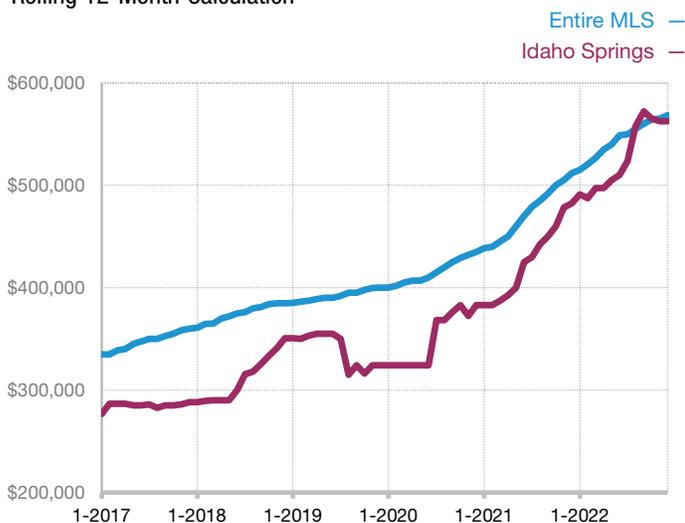
Single Family	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
Inventory of Active Listings	11	10	- 9.1%	--	--	--
Under Contract	3	0	- 100.0%	91	69	- 24.2%
New Listings	3	1	- 66.7%	104	93	- 10.6%
Sold Listings	8	4	- 50.0%	92	74	- 19.6%
Days on Market Until Sale	33	35	+ 6.1%	26	33	+ 26.9%
Median Sales Price*	\$452,500	<b>\$445,000</b>	- 1.7%	\$482,450	<b>\$562,500</b>	+ 16.6%
Average Sales Price*	\$521,688	<b>\$451,875</b>	- 13.4%	\$533,686	<b>\$621,969</b>	+ 16.5%
Percent of List Price Received*	98.1%	<b>98.9%</b>	+ 0.8%	102.9%	<b>100.3%</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		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
Inventory of Active Listings	0	0	--	--	--	--
Under Contract	0	0	--	3	2	- 33.3%
New Listings	0	0	--	4	2	- 50.0%
Sold Listings	0	0	--	3	2	- 33.3%
Days on Market Until Sale	0	0	--	2	41	+ 1950.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$322,000	<b>\$265,050</b>	- 17.7%
Average Sales Price*	\$0	<b>\$0</b>	--	\$396,167	<b>\$265,050</b>	- 33.1%
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	100.5%	<b>99.5%</b>	- 1.0%

\* 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

