

Local Market Update for May 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Gilpin County

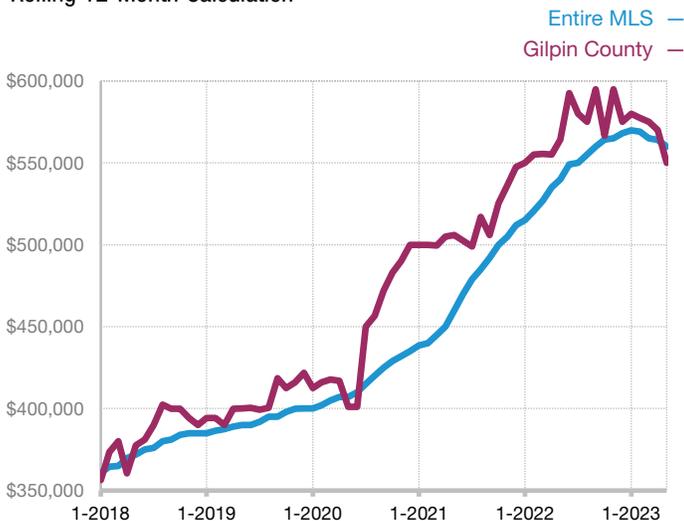
Single Family	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	27	22	- 18.5%	--	--	--
Under Contract	15	9	- 40.0%	46	44	- 4.3%
New Listings	18	17	- 5.6%	65	50	- 23.1%
Sold Listings	13	12	- 7.7%	41	38	- 7.3%
Days on Market Until Sale	13	73	+ 461.5%	29	77	+ 165.5%
Median Sales Price*	\$655,000	\$477,500	- 27.1%	\$627,500	\$545,000	- 13.1%
Average Sales Price*	\$642,058	\$516,658	- 19.5%	\$627,998	\$639,645	+ 1.9%
Percent of List Price Received*	102.5%	100.1%	- 2.3%	103.2%	96.8%	- 6.2%

* 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	May			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 05-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	0	0	--	--	--	--
Under Contract	0	0	--	3	2	- 33.3%
New Listings	0	0	--	2	2	0.0%
Sold Listings	0	1	--	3	2	- 33.3%
Days on Market Until Sale	0	2	--	18	22	+ 22.2%
Median Sales Price*	\$0	\$550,000	--	\$470,000	\$525,000	+ 11.7%
Average Sales Price*	\$0	\$550,000	--	\$456,667	\$525,000	+ 15.0%
Percent of List Price Received*	0.0%	100.0%	--	101.5%	100.0%	- 1.5%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

