

Local Market Update for July 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

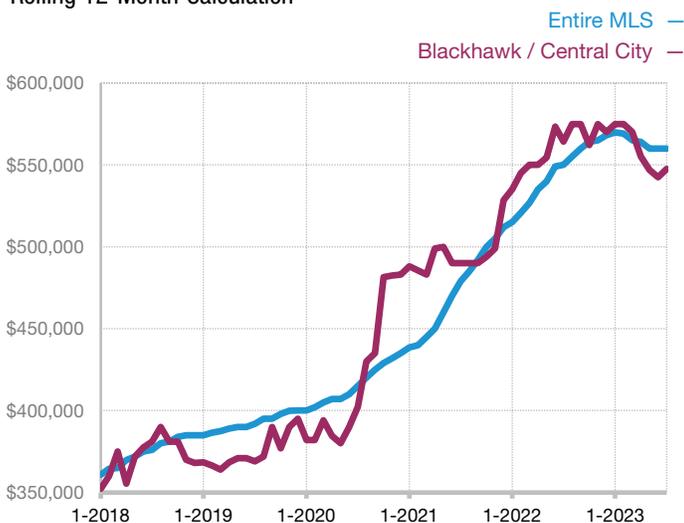
Single Family	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Inventory of Active Listings	50	28	- 44.0%	--	--	--
Under Contract	17	18	+ 5.9%	63	65	+ 3.2%
New Listings	36	19	- 47.2%	115	82	- 28.7%
Sold Listings	9	7	- 22.2%	55	52	- 5.5%
Days on Market Until Sale	16	20	+ 25.0%	23	62	+ 169.6%
Median Sales Price*	\$525,000	\$550,000	+ 4.8%	\$600,000	\$545,000	- 9.2%
Average Sales Price*	\$515,278	\$557,457	+ 8.2%	\$604,170	\$615,871	+ 1.9%
Percent of List Price Received*	99.5%	98.1%	- 1.4%	101.9%	96.8%	- 5.0%

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

Townhouse/Condo	July			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Inventory of Active Listings	0	1	--	--	--	--
Under Contract	2	1	- 50.0%	5	3	- 40.0%
New Listings	2	2	0.0%	4	5	+ 25.0%
Sold Listings	0	0	--	3	2	- 33.3%
Days on Market Until Sale	0	0	--	18	22	+ 22.2%
Median Sales Price*	\$0	\$0	--	\$470,000	\$525,000	+ 11.7%
Average Sales Price*	\$0	\$0	--	\$456,667	\$525,000	+ 15.0%
Percent of List Price Received*	0.0%	0.0%	--	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

