

Local Market Update for July 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Idaho Springs

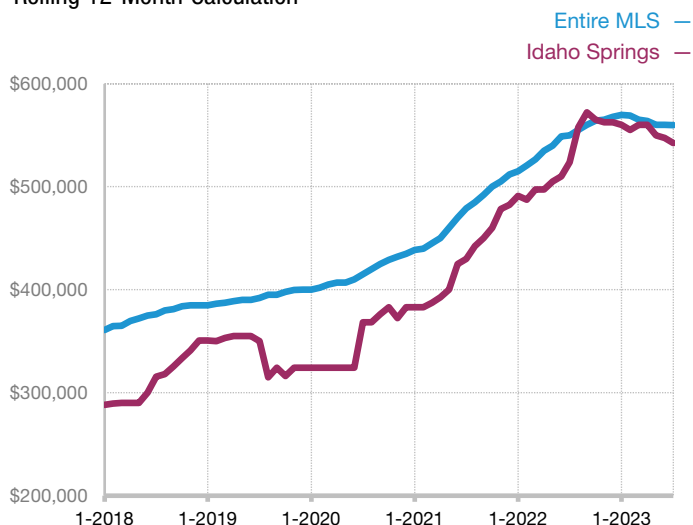
Single Family	July			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Inventory of Active Listings	36	26	- 27.8%	--	--	--
Under Contract	7	16	+ 128.6%	32	39	+ 21.9%
New Listings	17	16	- 5.9%	62	60	- 3.2%
Sold Listings	2	10	+ 400.0%	31	25	- 19.4%
Days on Market Until Sale	5	30	+ 500.0%	22	43	+ 95.5%
Median Sales Price*	\$487,500	\$488,500	+ 0.2%	\$580,000	\$534,500	- 7.8%
Average Sales Price*	\$487,500	\$523,100	+ 7.3%	\$621,174	\$551,040	- 11.3%
Percent of List Price Received*	105.8%	99.6%	- 5.9%	103.9%	98.5%	- 5.2%

* 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	July			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	0	0	--	1	6	+ 500.0%
New Listings	0	0	--	2	6	+ 200.0%
Sold Listings	0	1	--	1	6	+ 500.0%
Days on Market Until Sale	0	35	--	11	16	+ 45.5%
Median Sales Price*	\$0	\$282,000	--	\$275,100	\$386,000	+ 40.3%
Average Sales Price*	\$0	\$282,000	--	\$275,100	\$357,333	+ 29.9%
Percent of List Price Received*	0.0%	101.1%	--	106.2%	101.8%	- 4.1%

* 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

