

Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

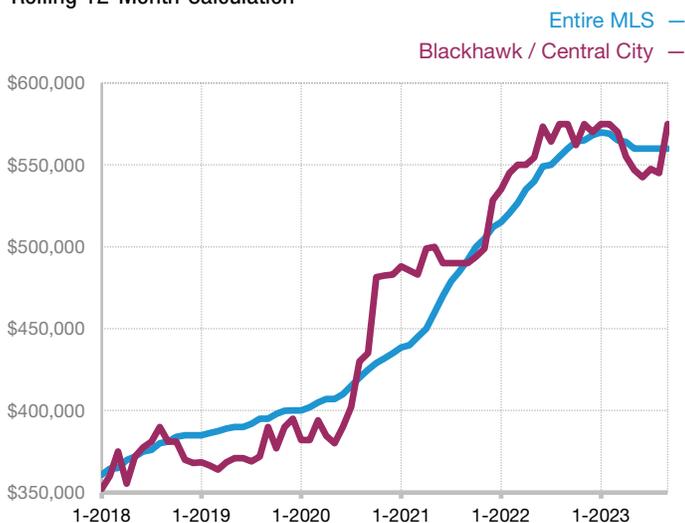
Single Family	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	33	35	+ 6.1%	--	--	--
Under Contract	9	10	+ 11.1%	92	83	- 9.8%
New Listings	13	13	0.0%	142	112	- 21.1%
Sold Listings	20	8	- 60.0%	90	76	- 15.6%
Days on Market Until Sale	35	44	+ 25.7%	27	51	+ 88.9%
Median Sales Price*	\$512,500	\$805,000	+ 57.1%	\$568,500	\$577,500	+ 1.6%
Average Sales Price*	\$565,400	\$774,570	+ 37.0%	\$608,647	\$616,301	+ 1.3%
Percent of List Price Received*	96.7%	96.6%	- 0.1%	99.8%	96.9%	- 2.9%

* 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	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	1	1	0.0%	--	--	--
Under Contract	0	1	--	6	4	- 33.3%
New Listings	0	0	--	6	6	0.0%
Sold Listings	1	0	- 100.0%	6	3	- 50.0%
Days on Market Until Sale	2	0	- 100.0%	10	17	+ 70.0%
Median Sales Price*	\$437,000	\$0	- 100.0%	\$482,500	\$521,000	+ 8.0%
Average Sales Price*	\$437,000	\$0	- 100.0%	\$467,000	\$523,667	+ 12.1%
Percent of List Price Received*	97.1%	0.0%	- 100.0%	100.2%	100.0%	- 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

