

Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

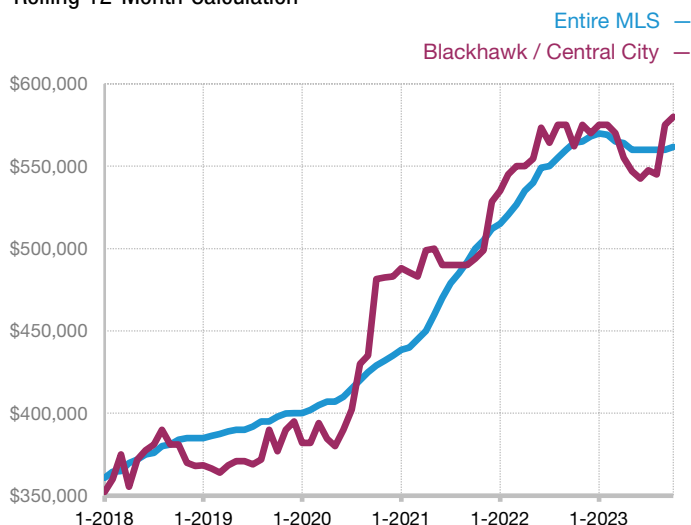
Single Family	October			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Inventory of Active Listings	43	30	- 30.2%	--	--	--
Under Contract	10	11	+ 10.0%	102	93	- 8.8%
New Listings	19	8	- 57.9%	161	120	- 25.5%
Sold Listings	8	8	0.0%	98	84	- 14.3%
Days on Market Until Sale	44	45	+ 2.3%	28	51	+ 82.1%
Median Sales Price*	\$481,000	\$592,500	+ 23.2%	\$555,000	\$577,500	+ 4.1%
Average Sales Price*	\$433,500	\$671,739	+ 55.0%	\$594,349	\$621,581	+ 4.6%
Percent of List Price Received*	96.6%	95.9%	- 0.7%	99.5%	96.8%	- 2.7%

* 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	October			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Inventory of Active Listings	0	2	--	--	--	--
Under Contract	0	1	--	6	5	- 16.7%
New Listings	0	2	--	6	8	+ 33.3%
Sold Listings	0	1	--	6	4	- 33.3%
Days on Market Until Sale	0	23	--	10	18	+ 80.0%
Median Sales Price*	\$0	\$450,000	--	\$482,500	\$510,500	+ 5.8%
Average Sales Price*	\$0	\$450,000	--	\$467,000	\$505,250	+ 8.2%
Percent of List Price Received*	0.0%	98.9%	--	100.2%	99.7%	- 0.5%

* 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

