

Local Market Update for October 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

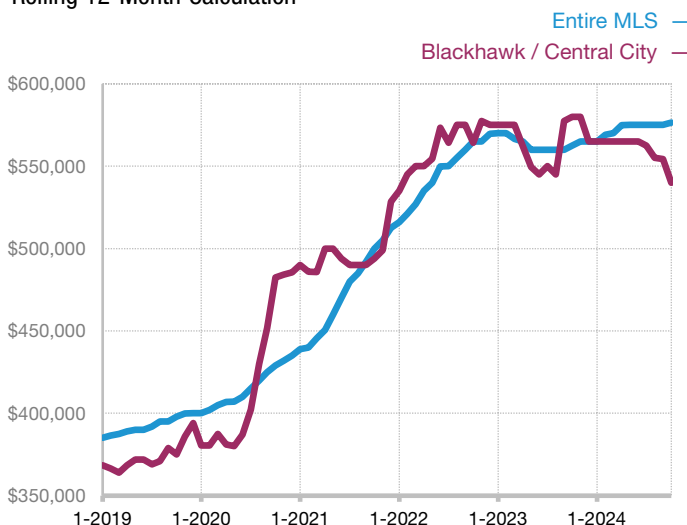
Single Family	October			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
Inventory of Active Listings	31	40	+ 29.0%	--	--	--
Under Contract	11	6	- 45.5%	93	82	- 11.8%
New Listings	8	9	+ 12.5%	118	136	+ 15.3%
Sold Listings	8	11	+ 37.5%	84	76	- 9.5%
Days on Market Until Sale	45	63	+ 40.0%	51	55	+ 7.8%
Median Sales Price*	\$592,500	\$516,000	- 12.9%	\$577,500	\$543,500	- 5.9%
Average Sales Price*	\$671,739	\$547,242	- 18.5%	\$621,581	\$571,328	- 8.1%
Percent of List Price Received*	95.9%	97.4%	+ 1.6%	96.8%	97.6%	+ 0.8%

* 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	2023	2024	Percent Change from Previous Year	Thru 10-2023	Thru 10-2024	Percent Change from Previous Year
Inventory of Active Listings	3	1	- 66.7%	--	--	--
Under Contract	1	2	+ 100.0%	5	8	+ 60.0%
New Listings	2	2	0.0%	9	10	+ 11.1%
Sold Listings	1	0	- 100.0%	4	8	+ 100.0%
Days on Market Until Sale	23	0	- 100.0%	18	54	+ 200.0%
Median Sales Price*	\$450,000	\$0	- 100.0%	\$510,500	\$480,500	- 5.9%
Average Sales Price*	\$450,000	\$0	- 100.0%	\$505,250	\$480,563	- 4.9%
Percent of List Price Received*	98.9%	0.0%	- 100.0%	99.7%	98.4%	- 1.3%

* 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

