

Local Market Update for June 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Gilpin County

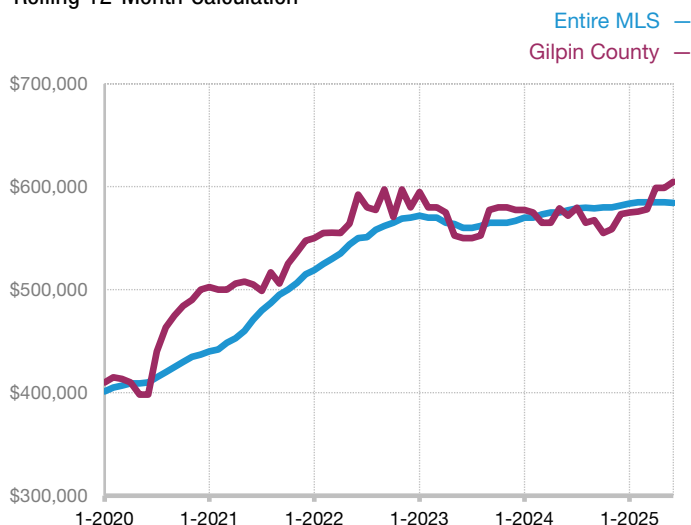
Single Family	June			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 06-2024	Thru 06-2025	Percent Change from Previous Year
Inventory of Active Listings	67	61	- 9.0%	--	--	--
Under Contract	12	12	0.0%	41	48	+ 17.1%
New Listings	32	35	+ 9.4%	96	104	+ 8.3%
Sold Listings	7	11	+ 57.1%	32	41	+ 28.1%
Days on Market Until Sale	53	103	+ 94.3%	57	72	+ 26.3%
Median Sales Price*	\$495,000	\$722,500	+ 46.0%	\$546,750	\$702,500	+ 28.5%
Average Sales Price*	\$510,357	\$821,407	+ 60.9%	\$596,859	\$736,900	+ 23.5%
Percent of List Price Received*	98.7%	96.1%	- 2.6%	98.8%	97.5%	- 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.

Townhouse/Condo	June			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 06-2024	Thru 06-2025	Percent Change from Previous Year
Inventory of Active Listings	1	3	+ 200.0%	--	--	--
Under Contract	2	1	- 50.0%	5	3	- 40.0%
New Listings	1	1	0.0%	6	7	+ 16.7%
Sold Listings	2	0	- 100.0%	5	2	- 60.0%
Days on Market Until Sale	18	0	- 100.0%	64	59	- 7.8%
Median Sales Price*	\$480,500	\$0	- 100.0%	\$480,000	\$492,500	+ 2.6%
Average Sales Price*	\$480,500	\$0	- 100.0%	\$477,400	\$492,500	+ 3.2%
Percent of List Price Received*	97.6%	0.0%	- 100.0%	98.9%	99.5%	+ 0.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

