

# Local Market Update for September 2025

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Blackhawk / Central City

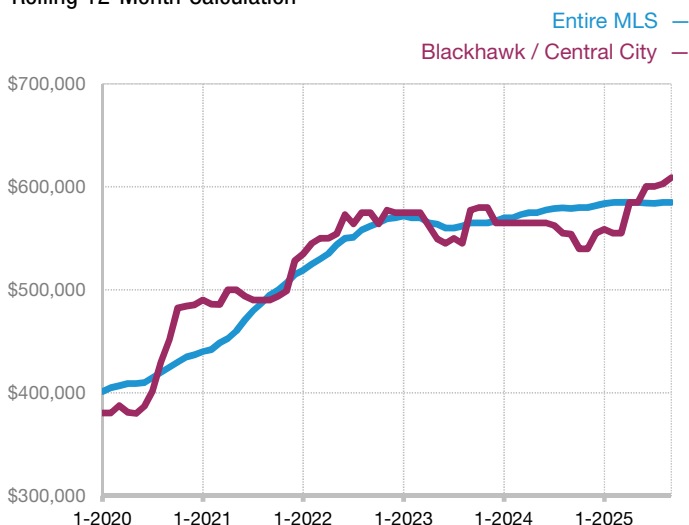
Single Family	September			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
Inventory of Active Listings	53	72	+ 35.8%	--	--	--
Under Contract	16	5	- 68.8%	75	58	- 22.7%
New Listings	16	17	+ 6.3%	127	135	+ 6.3%
Sold Listings	9	8	- 11.1%	65	57	- 12.3%
Days on Market Until Sale	66	44	- 33.3%	54	69	+ 27.8%
Median Sales Price*	\$585,000	\$597,500	+ 2.1%	\$553,500	\$617,000	+ 11.5%
Average Sales Price*	\$627,778	\$562,500	- 10.4%	\$575,404	\$681,649	+ 18.5%
Percent of List Price Received*	98.4%	95.1%	- 3.4%	97.7%	96.4%	- 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.

Townhouse/Condo	September			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 09-2024	Thru 09-2025	Percent Change from Previous Year
Inventory of Active Listings	2	4	+ 100.0%	--	--	--
Under Contract	0	0	--	6	3	- 50.0%
New Listings	0	1	--	8	9	+ 12.5%
Sold Listings	1	0	- 100.0%	8	3	- 62.5%
Days on Market Until Sale	67	0	- 100.0%	54	54	0.0%
Median Sales Price*	\$495,000	\$0	- 100.0%	\$480,500	\$495,000	+ 3.0%
Average Sales Price*	\$495,000	\$0	- 100.0%	\$480,563	\$493,333	+ 2.7%
Percent of List Price Received*	99.2%	0.0%	- 100.0%	98.4%	98.8%	+ 0.4%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

