

Local Market Update for October 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

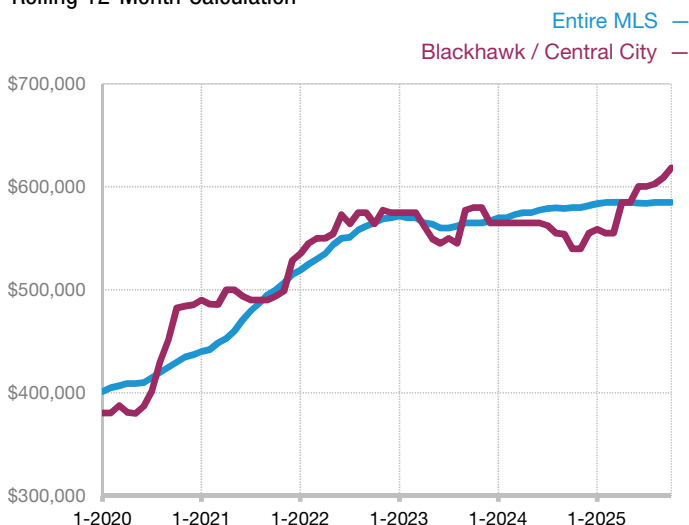
Single Family	October			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
Inventory of Active Listings	54	62	+ 14.8%	--	--	--
Under Contract	6	6	0.0%	81	64	- 21.0%
New Listings	9	9	0.0%	136	143	+ 5.1%
Sold Listings	11	4	- 63.6%	76	61	- 19.7%
Days on Market Until Sale	63	107	+ 69.8%	55	71	+ 29.1%
Median Sales Price*	\$516,000	\$640,000	+ 24.0%	\$543,500	\$617,000	+ 13.5%
Average Sales Price*	\$547,242	\$552,125	+ 0.9%	\$571,328	\$673,156	+ 17.8%
Percent of List Price Received*	97.4%	92.8%	- 4.7%	97.6%	96.2%	- 1.4%

* 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	2024	2025	Percent Change from Previous Year	Thru 10-2024	Thru 10-2025	Percent Change from Previous Year
Inventory of Active Listings	1	3	+ 200.0%	--	--	--
Under Contract	2	0	- 100.0%	8	3	- 62.5%
New Listings	2	0	- 100.0%	10	9	- 10.0%
Sold Listings	0	0	--	8	3	- 62.5%
Days on Market Until Sale	0	0	--	54	54	0.0%
Median Sales Price*	\$0	\$0	--	\$480,500	\$495,000	+ 3.0%
Average Sales Price*	\$0	\$0	--	\$480,563	\$493,333	+ 2.7%
Percent of List Price Received*	0.0%	0.0%	--	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

