

Local Market Update for November 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Gilpin County

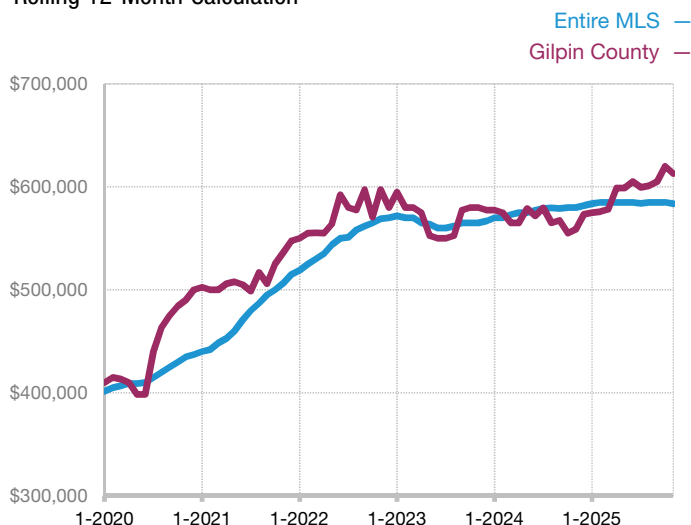
Single Family	November			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
Inventory of Active Listings	47	49	+ 4.3%	--	--	--
Under Contract	8	7	- 12.5%	100	88	- 12.0%
New Listings	3	7	+ 133.3%	159	176	+ 10.7%
Sold Listings	9	6	- 33.3%	95	83	- 12.6%
Days on Market Until Sale	63	79	+ 25.4%	50	69	+ 38.0%
Median Sales Price*	\$590,000	\$497,500	- 15.7%	\$565,000	\$601,000	+ 6.4%
Average Sales Price*	\$724,778	\$569,167	- 21.5%	\$599,380	\$670,883	+ 11.9%
Percent of List Price Received*	98.1%	93.3%	- 4.9%	98.1%	96.3%	- 1.8%

* 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	November			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 11-2024	Thru 11-2025	Percent Change from Previous Year
Inventory of Active Listings	1	2	+ 100.0%	--	--	--
Under Contract	0	1	--	8	4	- 50.0%
New Listings	0	0	--	10	9	- 10.0%
Sold Listings	2	0	- 100.0%	10	3	- 70.0%
Days on Market Until Sale	36	0	- 100.0%	50	54	+ 8.0%
Median Sales Price*	\$487,500	\$0	- 100.0%	\$480,500	\$495,000	+ 3.0%
Average Sales Price*	\$487,500	\$0	- 100.0%	\$481,950	\$493,333	+ 2.4%
Percent of List Price Received*	96.6%	0.0%	- 100.0%	98.0%	98.8%	+ 0.8%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

