

# Local Market Update for April 2026

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Idaho Springs

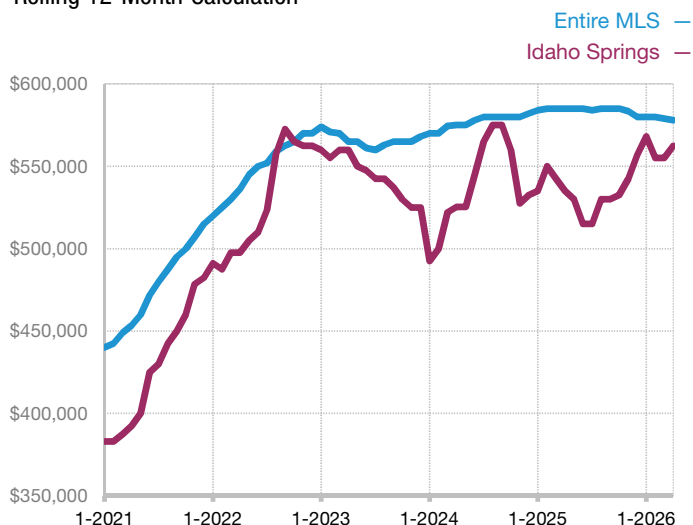
Single Family	April			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Inventory of Active Listings	22	21	- 4.5%	--	--	--
Under Contract	3	4	+ 33.3%	7	15	+ 114.3%
New Listings	6	13	+ 116.7%	14	30	+ 114.3%
Sold Listings	2	5	+ 150.0%	8	11	+ 37.5%
Days on Market Until Sale	20	70	+ 250.0%	75	97	+ 29.3%
Median Sales Price*	\$562,500	\$635,000	+ 12.9%	\$565,000	\$590,000	+ 4.4%
Average Sales Price*	\$562,500	\$637,580	+ 13.3%	\$636,500	\$628,627	- 1.2%
Percent of List Price Received*	98.2%	101.6%	+ 3.5%	97.1%	99.6%	+ 2.6%

\* 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	April			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Inventory of Active Listings	1	3	+ 200.0%	--	--	--
Under Contract	0	0	--	0	0	--
New Listings	0	1	--	1	2	+ 100.0%
Sold Listings	0	0	--	0	0	--
Days on Market Until Sale	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--

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



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

