

Local Market Update for June 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Idaho Springs

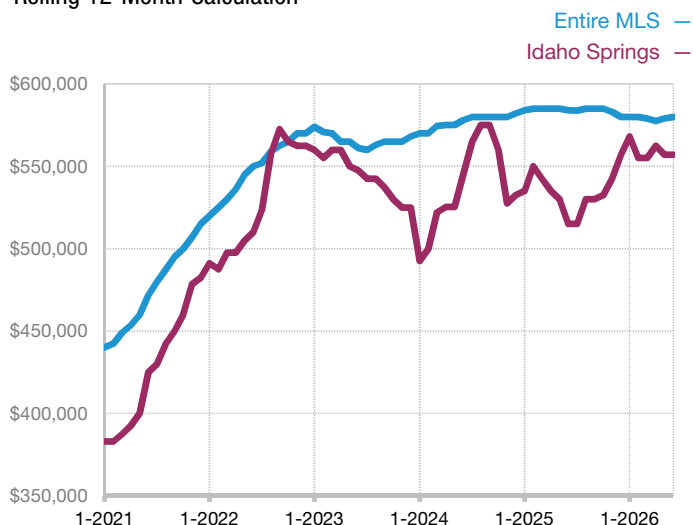
Single Family	June			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 06-2025	Thru 06-2026	Percent Change from Previous Year
Inventory of Active Listings	41	36	- 12.2%	--	--	--
Under Contract	12	6	- 50.0%	26	22	- 15.4%
New Listings	15	9	- 40.0%	58	56	- 3.4%
Sold Listings	4	2	- 50.0%	14	16	+ 14.3%
Days on Market Until Sale	18	10	- 44.4%	74	76	+ 2.7%
Median Sales Price*	\$597,500	\$680,000	+ 13.8%	\$565,000	\$572,500	+ 1.3%
Average Sales Price*	\$638,750	\$680,000	+ 6.5%	\$628,000	\$647,900	+ 3.2%
Percent of List Price Received*	96.7%	103.3%	+ 6.8%	96.3%	99.3%	+ 3.1%

* 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	2025	2026	Percent Change from Previous Year	Thru 06-2025	Thru 06-2026	Percent Change from Previous Year
Inventory of Active Listings	1	1	0.0%	--	--	--
Under Contract	1	0	- 100.0%	1	2	+ 100.0%
New Listings	1	1	0.0%	2	3	+ 50.0%
Sold Listings	0	1	--	0	2	--
Days on Market Until Sale	0	72	--	0	39	--
Median Sales Price*	\$0	\$350,000	--	\$0	\$290,000	--
Average Sales Price*	\$0	\$350,000	--	\$0	\$290,000	--
Percent of List Price Received*	0.0%	97.2%	--	0.0%	94.6%	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

