

Local Market Update for August 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Blackhawk / Central City

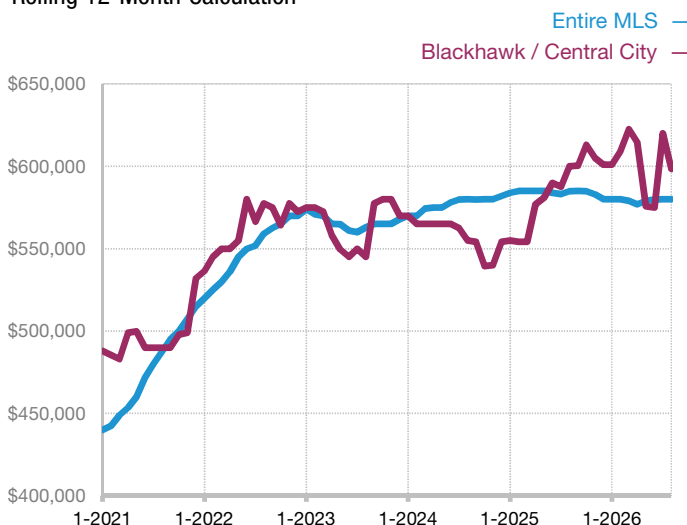
Single Family	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
Inventory of Active Listings	69	71	+ 2.9%	--	--	--
Under Contract	9	9	0.0%	51	66	+ 29.4%
New Listings	17	17	0.0%	116	151	+ 30.2%
Sold Listings	10	7	- 30.0%	47	58	+ 23.4%
Days on Market Until Sale	82	55	- 32.9%	73	54	- 26.0%
Median Sales Price*	\$577,500	\$549,000	- 4.9%	\$609,000	\$605,894	- 0.5%
Average Sales Price*	\$816,050	\$718,970	- 11.9%	\$694,394	\$656,407	- 5.5%
Percent of List Price Received*	94.3%	97.3%	+ 3.2%	96.5%	97.8%	+ 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	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
Inventory of Active Listings	5	4	- 20.0%	--	--	--
Under Contract	0	0	--	3	2	- 33.3%
New Listings	1	2	+ 100.0%	8	9	+ 12.5%
Sold Listings	0	0	--	3	2	- 33.3%
Days on Market Until Sale	0	0	--	54	117	+ 116.7%
Median Sales Price*	\$0	\$0	--	\$495,000	\$432,500	- 12.6%
Average Sales Price*	\$0	\$0	--	\$493,333	\$432,500	- 12.3%
Percent of List Price Received*	0.0%	0.0%	--	98.8%	99.4%	+ 0.6%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

