

# Local Market Update for July 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Blackhawk / Central City

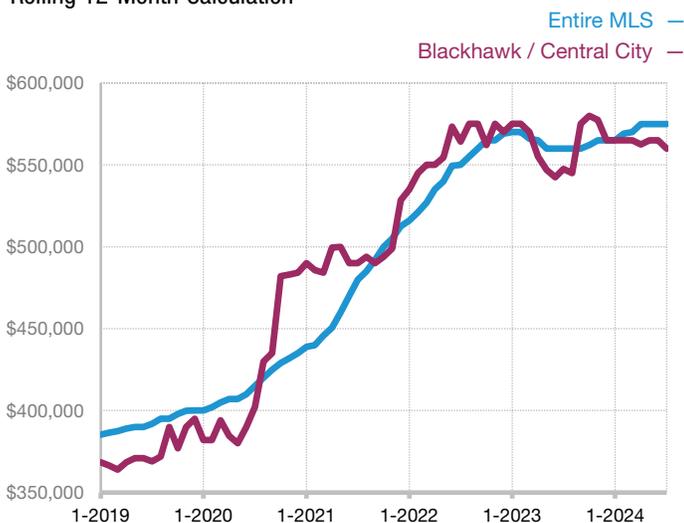
Single Family	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
Inventory of Active Listings	32	47	+ 46.9%	--	--	--
Under Contract	16	11	- 31.3%	63	48	- 23.8%
New Listings	18	14	- 22.2%	81	86	+ 6.2%
Sold Listings	7	7	0.0%	52	34	- 34.6%
Days on Market Until Sale	20	15	- 25.0%	62	51	- 17.7%
Median Sales Price*	\$550,000	\$500,000	- 9.1%	\$545,000	\$535,000	- 1.8%
Average Sales Price*	\$557,457	\$502,279	- 9.9%	\$615,871	\$558,433	- 9.3%
Percent of List Price Received*	98.1%	95.5%	- 2.7%	96.8%	97.9%	+ 1.1%

\* 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	July			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
Inventory of Active Listings	3	2	- 33.3%	--	--	--
Under Contract	1	0	- 100.0%	3	5	+ 66.7%
New Listings	3	1	- 66.7%	6	7	+ 16.7%
Sold Listings	0	2	--	2	7	+ 250.0%
Days on Market Until Sale	0	23	--	22	52	+ 136.4%
Median Sales Price*	\$0	\$481,250	--	\$525,000	\$480,000	- 8.6%
Average Sales Price*	\$0	\$481,250	--	\$525,000	\$478,500	- 8.9%
Percent of List Price Received*	0.0%	96.7%	--	100.0%	98.3%	- 1.7%

\* 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

