

Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



Gilpin County

Contact the Denver Metro Association of REALTORS® or Boulder Area REALTOR® Association for more detailed local statistics or to find a REALTOR® in the area.

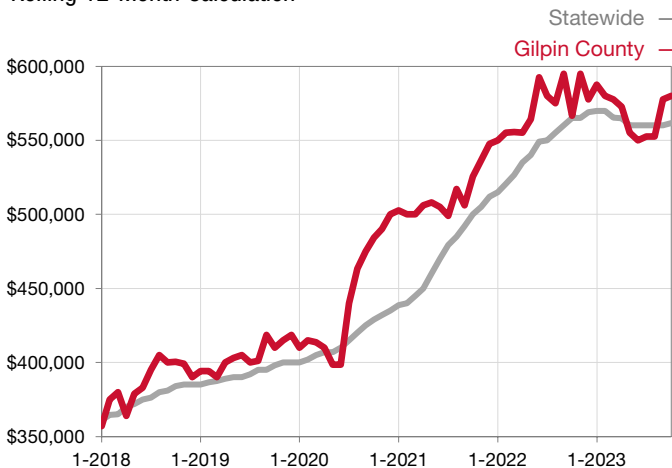
Single Family	October			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Key Metrics						
New Listings	24	8	- 66.7%	186	138	- 25.8%
Sold Listings	8	13	+ 62.5%	117	99	- 15.4%
Median Sales Price*	\$481,000	\$610,000	+ 26.8%	\$568,500	\$580,000	+ 2.0%
Average Sales Price*	\$433,500	\$623,224	+ 43.8%	\$620,006	\$613,355	- 1.1%
Percent of List Price Received*	96.6%	98.0%	+ 1.4%	100.1%	97.4%	- 2.7%
Days on Market Until Sale	44	40	- 9.1%	29	48	+ 65.5%
Inventory of Homes for Sale	50	32	- 36.0%	--	--	--
Months Supply of Inventory	4.1	3.2	- 22.0%	--	--	--

* 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	October			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Key Metrics						
New Listings	0	2	--	6	8	+ 33.3%
Sold Listings	0	1	--	7	4	- 42.9%
Median Sales Price*	\$0	\$450,000	--	\$475,000	\$510,500	+ 7.5%
Average Sales Price*	\$0	\$450,000	--	\$468,143	\$505,250	+ 7.9%
Percent of List Price Received*	0.0%	98.9%	--	100.1%	99.7%	- 0.4%
Days on Market Until Sale	0	23	--	10	18	+ 80.0%
Inventory of Homes for Sale	0	2	--	--	--	--
Months Supply of Inventory	0.0	2.0	--	--	--	--

* 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

