

# Local Market Update for April 2025

A Research Tool Provided by the Colorado Association of REALTORS®

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Your Agent is a REALTOR®

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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.

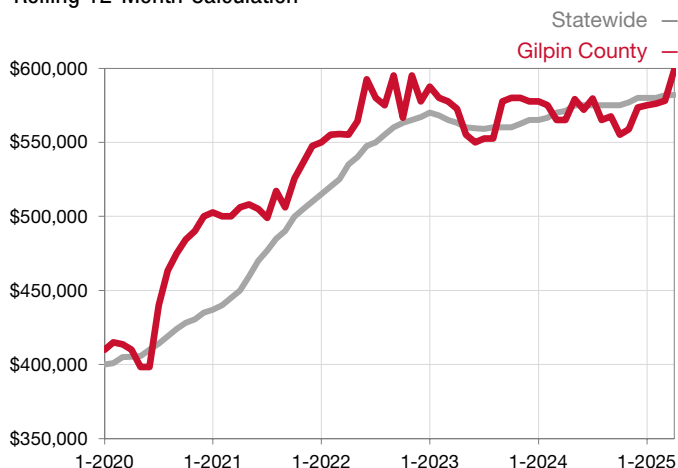
Single Family	April			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 04-2024	Thru 04-2025	Percent Change from Previous Year
New Listings	12	15	+ 25.0%	34	43	+ 26.5%
Sold Listings	7	8	+ 14.3%	20	25	+ 25.0%
Median Sales Price*	\$525,000	<b>\$875,000</b>	+ 66.7%	\$539,500	<b>\$725,000</b>	+ 34.4%
Average Sales Price*	\$569,143	<b>\$856,875</b>	+ 50.6%	\$609,195	<b>\$717,097</b>	+ 17.7%
Percent of List Price Received*	98.5%	<b>99.4%</b>	+ 0.9%	99.0%	<b>98.2%</b>	- 0.8%
Days on Market Until Sale	87	50	- 42.5%	68	61	- 10.3%
Inventory of Homes for Sale	34	29	- 14.7%	--	--	--
Months Supply of Inventory	3.7	3.2	- 13.5%	--	--	--

\* 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	2024	2025	Percent Change from Previous Year	Thru 04-2024	Thru 04-2025	Percent Change from Previous Year
New Listings	1	1	0.0%	2	5	+ 150.0%
Sold Listings	1	0	- 100.0%	3	1	- 66.7%
Median Sales Price*	\$494,000	<b>\$0</b>	- 100.0%	\$475,000	<b>\$515,000</b>	+ 8.4%
Average Sales Price*	\$494,000	<b>\$0</b>	- 100.0%	\$475,333	<b>\$515,000</b>	+ 8.3%
Percent of List Price Received*	100.0%	<b>0.0%</b>	- 100.0%	99.8%	<b>100.0%</b>	+ 0.2%
Days on Market Until Sale	12	0	- 100.0%	95	86	- 9.5%
Inventory of Homes for Sale	1	5	+ 400.0%	--	--	--
Months Supply of Inventory	1.0	3.1	+ 210.0%	--	--	--

\* 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

