

Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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

Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	12	9	- 25.0%	12	9	- 25.0%
Sold Listings	4	4	0.0%	4	4	0.0%
Median Sales Price*	\$714,000	\$460,000	- 35.6%	\$714,000	\$460,000	- 35.6%
Average Sales Price*	\$711,000	\$513,750	- 27.7%	\$711,000	\$513,750	- 27.7%
Percent of List Price Received*	92.6%	94.3%	+ 1.8%	92.6%	94.3%	+ 1.8%
Days on Market Until Sale	73	108	+ 47.9%	73	108	+ 47.9%
Inventory of Homes for Sale	24	27	+ 12.5%	--	--	--
Months Supply of Inventory	2.8	3.5	+ 25.0%	--	--	--

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

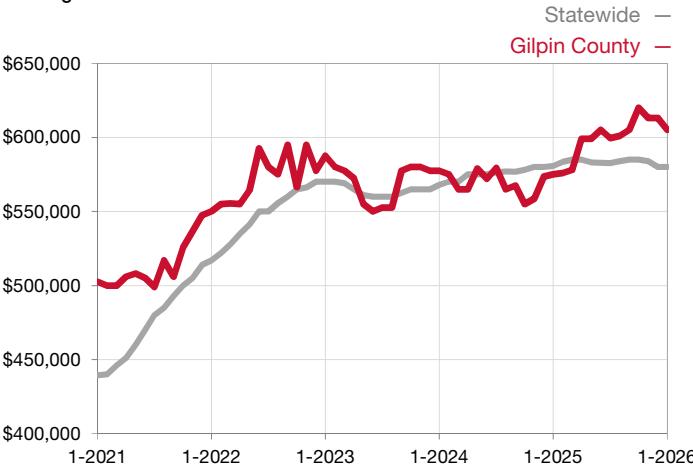
Townhouse/Condo

Key Metrics	January			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
New Listings	0	4	--	0	4	--
Sold Listings	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	2	5	+ 150.0%	--	--	--
Months Supply of Inventory	1.3	5.0	+ 284.6%	--	--	--

* 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

