Local Market Update for September 2026

A Research Tool Provided by the Colorado Association of REALTORS®

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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

	September			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 09-2025**	**Thru 09-2026**	Percent Change from Previous Year
New Listings	15	**11**	- 26.7%	156	**187**	+ 19.9%
Sold Listings	8	**11**	+ 37.5%	68	**77**	+ 13.2%
Median Sales Price*	$597,500	**$620,000**	+ 3.8%	$605,000	**$610,000**	+ 0.8%
Average Sales Price*	$562,500	**$582,491**	+ 3.6%	$682,313	**$649,896**	- 4.8%
Percent of List Price Received*	95.1%	**96.7%**	+ 1.7%	96.6%	**97.4%**	+ 0.8%
Days on Market Until Sale	44	**79**	+ 79.5%	65	**58**	- 10.8%
Inventory of Homes for Sale	84	**80**	- 4.8%	--	**--**	--
Months Supply of Inventory	10.2	**9.7**	- 4.9%	--	**--**	--

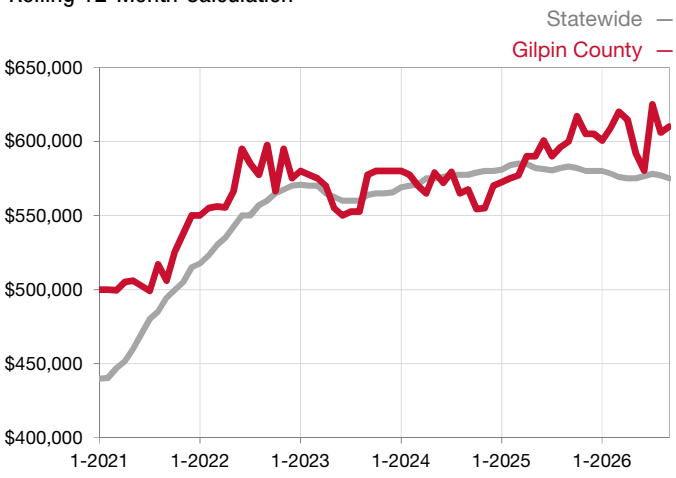
* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo

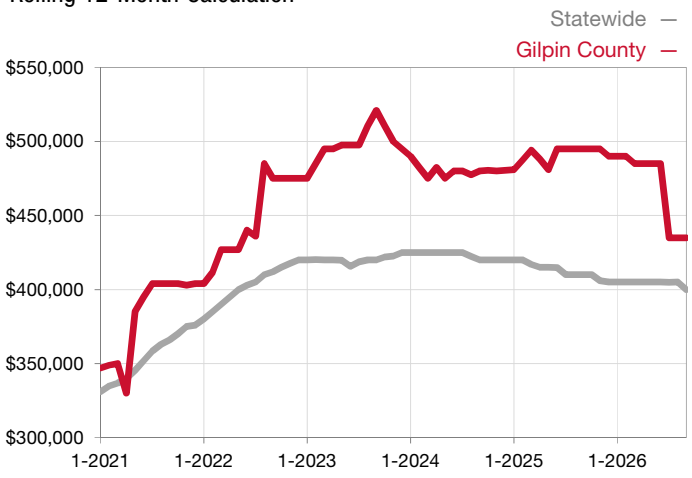
	September			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 09-2025**	**Thru 09-2026**	Percent Change from Previous Year
New Listings	1	**1**	0.0%	9	**10**	+ 11.1%
Sold Listings	0	**0**	--	3	**2**	- 33.3%
Median Sales Price*	$0	**$0**	--	$495,000	**$432,500**	- 12.6%
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%
Days on Market Until Sale	0	**0**	--	54	**117**	+ 116.7%
Inventory of Homes for Sale	4	**4**	0.0%	--	**--**	--
Months Supply of Inventory	3.2	**4.0**	+ 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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



Current as of October 5, 2026. All data from the multiple listing services in the state of Colorado. Report © 2026 ShowingTime Plus, LLC.