

Local Market Update for October 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Wheat Ridge

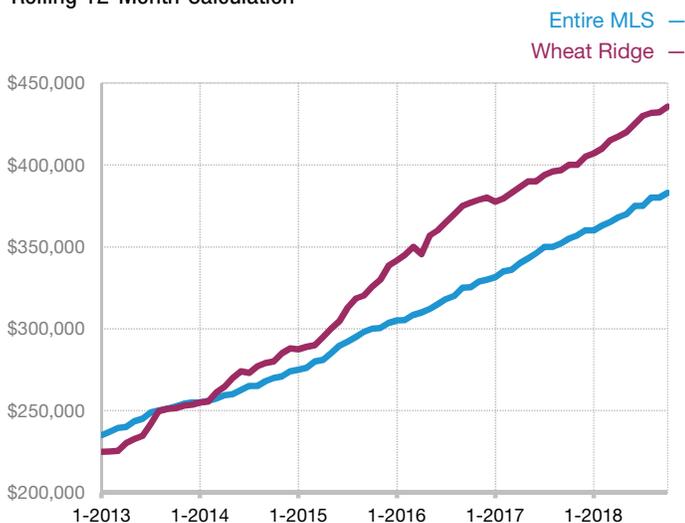
Single Family	October			Year to Date		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	61	55	- 9.8%	--	--	--
Under Contract	40	33	- 17.5%	358	354	- 1.1%
New Listings	28	35	+ 25.0%	420	425	+ 1.2%
Sold Listings	48	27	- 43.8%	340	337	- 0.9%
Days on Market Until Sale	24	26	+ 8.3%	22	23	+ 4.5%
Median Sales Price*	\$408,750	\$470,000	+ 15.0%	\$403,500	\$438,500	+ 8.7%
Average Sales Price*	\$409,889	\$467,418	+ 14.0%	\$425,420	\$468,367	+ 10.1%
Percent of List Price Received*	99.7%	98.5%	- 1.2%	100.3%	100.0%	- 0.3%

* 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		
	2017	2018	Percent Change from Previous Year	Thru 10-2017	Thru 10-2018	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	8	18	+ 125.0%	--	--	--
Under Contract	8	13	+ 62.5%	98	105	+ 7.1%
New Listings	7	15	+ 114.3%	107	131	+ 22.4%
Sold Listings	10	8	- 20.0%	99	94	- 5.1%
Days on Market Until Sale	17	19	+ 11.8%	11	13	+ 18.2%
Median Sales Price*	\$223,000	\$302,500	+ 35.7%	\$200,000	\$251,200	+ 25.6%
Average Sales Price*	\$229,430	\$299,244	+ 30.4%	\$241,201	\$274,367	+ 13.8%
Percent of List Price Received*	101.2%	100.0%	- 1.2%	101.5%	101.1%	- 0.4%

* 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

