

Local Market Update for December 2015

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

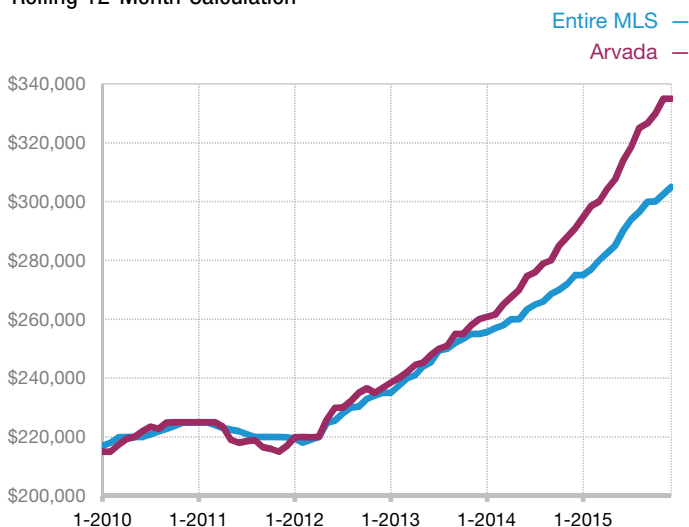
Single Family	December			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 12-2014	Thru 12-2015	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	238	176	- 26.1%	--	--	--
Under Contract	96	102	+ 6.3%	1,818	2,011	+ 10.6%
New Listings	87	86	- 1.1%	2,061	2,217	+ 7.6%
Sold Listings	150	156	+ 4.0%	1,829	1,959	+ 7.1%
Days on Market Until Sale	33	34	+ 3.0%	31	24	- 22.6%
Median Sales Price*	\$308,500	\$342,500	+ 11.0%	\$290,900	\$335,000	+ 15.2%
Average Sales Price*	\$344,332	\$388,076	+ 12.7%	\$333,241	\$372,041	+ 11.6%
Percent of List Price Received*	99.0%	99.3%	+ 0.3%	99.5%	100.5%	+ 1.0%

* 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	December			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 12-2014	Thru 12-2015	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	27	21	- 22.2%	--	--	--
Under Contract	25	19	- 24.0%	477	539	+ 13.0%
New Listings	21	12	- 42.9%	492	573	+ 16.5%
Sold Listings	37	38	+ 2.7%	472	537	+ 13.8%
Days on Market Until Sale	22	19	- 13.6%	20	11	- 45.0%
Median Sales Price*	\$175,000	\$217,500	+ 24.3%	\$168,163	\$202,000	+ 20.1%
Average Sales Price*	\$182,234	\$242,991	+ 33.3%	\$182,244	\$216,968	+ 19.1%
Percent of List Price Received*	99.4%	100.9%	+ 1.5%	99.5%	101.5%	+ 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

