

Local Market Update for October 2015

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

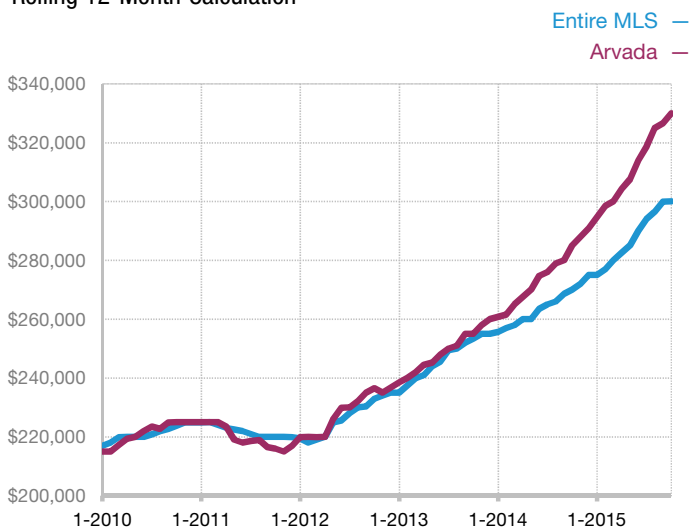
Single Family	October			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 10-2014	Thru 10-2015	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	299	259	- 13.4%	--	--	--
Under Contract	169	171	+ 1.2%	1,602	1,774	+ 10.7%
New Listings	143	184	+ 28.7%	1,854	2,020	+ 9.0%
Sold Listings	168	155	- 7.7%	1,534	1,666	+ 8.6%
Days on Market Until Sale	35	25	- 28.6%	30	23	- 23.3%
Median Sales Price*	\$295,500	\$332,000	+ 12.4%	\$288,950	\$335,000	+ 15.9%
Average Sales Price*	\$343,722	\$370,908	+ 7.9%	\$329,954	\$371,207	+ 12.5%
Percent of List Price Received*	98.9%	99.6%	+ 0.7%	99.6%	100.8%	+ 1.2%

* 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		
	2014	2015	Percent Change from Previous Year	Thru 10-2014	Thru 10-2015	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	45	29	- 35.6%	--	--	--
Under Contract	32	44	+ 37.5%	421	491	+ 16.6%
New Listings	35	43	+ 22.9%	446	530	+ 18.8%
Sold Listings	30	59	+ 96.7%	405	463	+ 14.3%
Days on Market Until Sale	21	11	- 47.6%	20	10	- 50.0%
Median Sales Price*	\$146,750	\$195,000	+ 32.9%	\$165,000	\$199,000	+ 20.6%
Average Sales Price*	\$182,063	\$209,014	+ 14.8%	\$180,909	\$214,873	+ 18.8%
Percent of List Price Received*	99.7%	100.4%	+ 0.7%	99.4%	101.6%	+ 2.2%

* 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

