

Local Market Update for May 2015

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

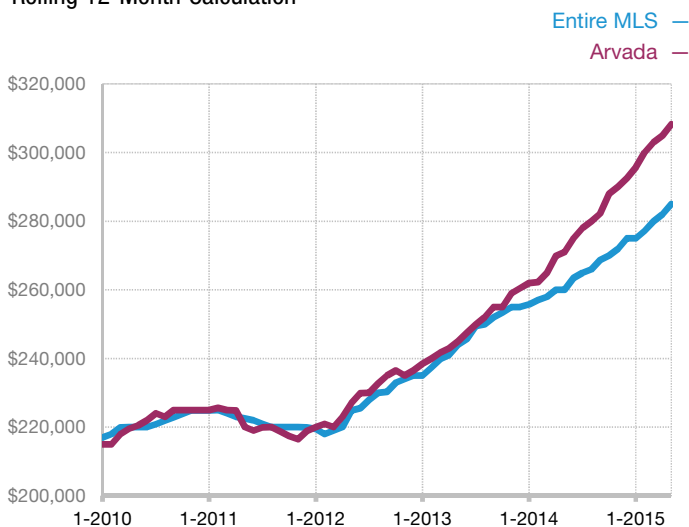
Single Family	May			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 05-2014	Thru 05-2015	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	327	220	- 32.7%	--	--	--
Under Contract	190	221	+ 16.3%	854	936	+ 9.6%
New Listings	271	264	- 2.6%	993	1,054	+ 6.1%
Sold Listings	197	191	- 3.0%	736	774	+ 5.2%
Days on Market Until Sale	30	15	- 50.0%	40	26	- 35.0%
Median Sales Price*	\$303,000	\$335,000	+ 10.6%	\$282,075	\$325,750	+ 15.5%
Average Sales Price*	\$345,751	\$378,358	+ 9.4%	\$326,922	\$367,730	+ 12.5%
Percent of List Price Received*	99.6%	101.7%	+ 2.1%	99.4%	101.0%	+ 1.6%

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

Townhouse-Condo	May			Year to Date		
	2014	2015	Percent Change from Previous Year	Thru 05-2014	Thru 05-2015	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	57	26	- 54.4%	--	--	--
Under Contract	68	57	- 16.2%	227	239	+ 5.3%
New Listings	81	55	- 32.1%	251	265	+ 5.6%
Sold Listings	41	54	+ 31.7%	175	194	+ 10.9%
Days on Market Until Sale	18	11	- 38.9%	28	11	- 60.7%
Median Sales Price*	\$170,000	\$195,350	+ 14.9%	\$168,000	\$184,250	+ 9.7%
Average Sales Price*	\$189,582	\$207,962	+ 9.7%	\$183,127	\$203,817	+ 11.3%
Percent of List Price Received*	99.4%	103.0%	+ 3.6%	98.8%	102.1%	+ 3.3%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

