

# Local Market Update for January 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Arvada

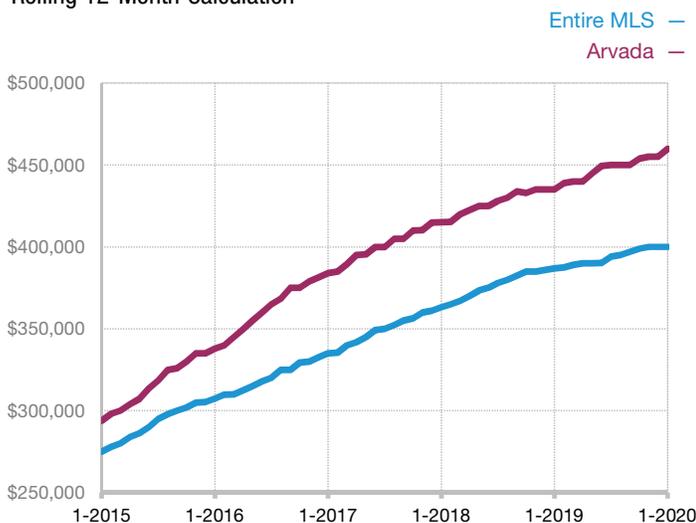
Single Family	January			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
Inventory of Active Listings	233	168	- 27.9%	--	--	--
Under Contract	156	145	- 7.1%	156	145	- 7.1%
New Listings	158	167	+ 5.7%	158	167	+ 5.7%
Sold Listings	77	98	+ 27.3%	77	98	+ 27.3%
Days on Market Until Sale	43	41	- 4.7%	43	41	- 4.7%
Median Sales Price*	\$421,500	\$477,450	+ 13.3%	\$421,500	\$477,450	+ 13.3%
Average Sales Price*	\$466,277	\$490,420	+ 5.2%	\$466,277	\$490,420	+ 5.2%
Percent of List Price Received*	98.7%	99.2%	+ 0.5%	98.7%	99.2%	+ 0.5%

\* 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	January			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
Inventory of Active Listings	66	41	- 37.9%	--	--	--
Under Contract	37	55	+ 48.6%	37	55	+ 48.6%
New Listings	48	60	+ 25.0%	48	60	+ 25.0%
Sold Listings	27	23	- 14.8%	27	23	- 14.8%
Days on Market Until Sale	26	37	+ 42.3%	26	37	+ 42.3%
Median Sales Price*	\$275,000	\$340,975	+ 24.0%	\$275,000	\$340,975	+ 24.0%
Average Sales Price*	\$285,472	\$337,825	+ 18.3%	\$285,472	\$337,825	+ 18.3%
Percent of List Price Received*	99.2%	98.3%	- 0.9%	99.2%	98.3%	- 0.9%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

