

Local Market Update for March 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

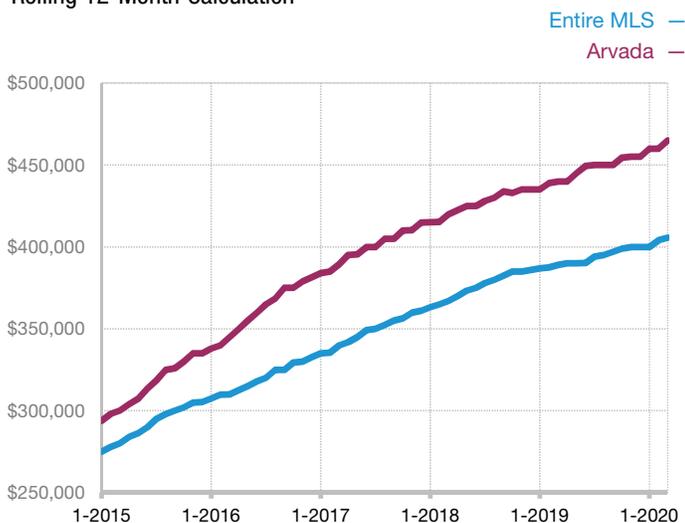
Single Family	March			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 03-2019	Thru 03-2020	Percent Change from Previous Year
Inventory of Active Listings	231	147	- 36.4%	--	--	--
Under Contract	179	190	+ 6.1%	497	508	+ 2.2%
New Listings	216	220	+ 1.9%	540	555	+ 2.8%
Sold Listings	171	184	+ 7.6%	376	401	+ 6.6%
Days on Market Until Sale	32	27	- 15.6%	35	30	- 14.3%
Median Sales Price*	\$475,000	\$515,000	+ 8.4%	\$447,910	\$495,000	+ 10.5%
Average Sales Price*	\$510,763	\$531,053	+ 4.0%	\$494,396	\$512,680	+ 3.7%
Percent of List Price Received*	99.5%	100.8%	+ 1.3%	99.2%	100.5%	+ 1.3%

* 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	March			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 03-2019	Thru 03-2020	Percent Change from Previous Year
Inventory of Active Listings	54	31	- 42.6%	--	--	--
Under Contract	54	39	- 27.8%	142	142	0.0%
New Listings	55	41	- 25.5%	153	145	- 5.2%
Sold Listings	58	43	- 25.9%	119	114	- 4.2%
Days on Market Until Sale	29	25	- 13.8%	28	28	0.0%
Median Sales Price*	\$323,725	\$349,990	+ 8.1%	\$290,000	\$330,500	+ 14.0%
Average Sales Price*	\$330,036	\$328,150	- 0.6%	\$325,054	\$330,569	+ 1.7%
Percent of List Price Received*	100.0%	99.7%	- 0.3%	99.9%	99.4%	- 0.5%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

