

# Local Market Update for March 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Edgewater

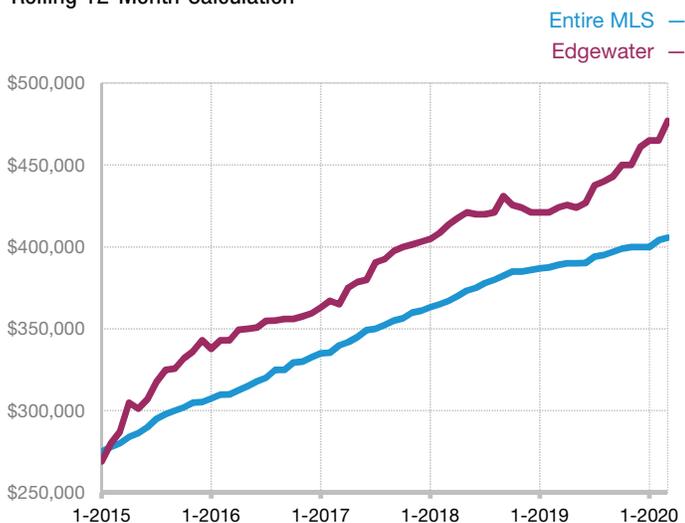
Single Family	March			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 03-2019	Thru 03-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	8	4	- 50.0%	--	--	--
Under Contract	5	5	0.0%	16	17	+ 6.3%
New Listings	8	6	- 25.0%	19	23	+ 21.1%
Sold Listings	4	4	0.0%	13	17	+ 30.8%
Days on Market Until Sale	8	5	- 37.5%	14	21	+ 50.0%
Median Sales Price*	\$435,000	<b>\$566,500</b>	+ 30.2%	\$450,000	<b>\$510,000</b>	+ 13.3%
Average Sales Price*	\$433,250	<b>\$575,000</b>	+ 32.7%	\$470,923	<b>\$500,941</b>	+ 6.4%
Percent of List Price Received*	101.1%	<b>102.1%</b>	+ 1.0%	99.6%	<b>100.7%</b>	+ 1.1%

\* 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
<b>Key Metrics</b>						
Inventory of Active Listings	4	1	- 75.0%	--	--	--
Under Contract	1	1	0.0%	2	2	0.0%
New Listings	2	1	- 50.0%	2	3	+ 50.0%
Sold Listings	2	1	- 50.0%	3	1	- 66.7%
Days on Market Until Sale	72	7	- 90.3%	69	7	- 89.9%
Median Sales Price*	\$447,952	<b>\$745,000</b>	+ 66.3%	\$350,000	<b>\$745,000</b>	+ 112.9%
Average Sales Price*	\$447,952	<b>\$745,000</b>	+ 66.3%	\$407,634	<b>\$745,000</b>	+ 82.8%
Percent of List Price Received*	98.0%	<b>99.3%</b>	+ 1.3%	98.0%	<b>99.3%</b>	+ 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.

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



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

