

Local Market Update for July 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

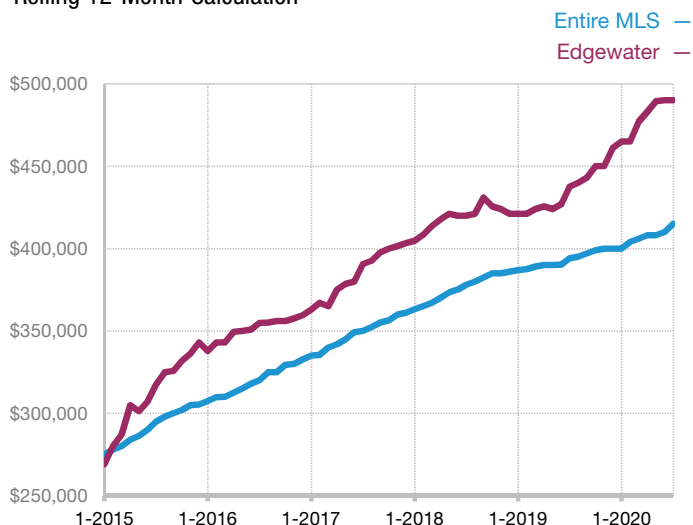
Single Family	July			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 07-2019	Thru 07-2020	Percent Change from Previous Year
Inventory of Active Listings	12	1	- 91.7%	--	--	--
Under Contract	5	8	+ 60.0%	50	42	- 16.0%
New Listings	6	5	- 16.7%	63	47	- 25.4%
Sold Listings	7	5	- 28.6%	47	39	- 17.0%
Days on Market Until Sale	18	38	+ 111.1%	20	17	- 15.0%
Median Sales Price*	\$483,000	\$457,500	- 5.3%	\$450,000	\$500,000	+ 11.1%
Average Sales Price*	\$489,714	\$519,880	+ 6.2%	\$466,273	\$504,586	+ 8.2%
Percent of List Price Received*	100.3%	99.8%	- 0.5%	99.5%	100.3%	+ 0.8%

* 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	July			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 07-2019	Thru 07-2020	Percent Change from Previous Year
Inventory of Active Listings	0	2	--	--	--	--
Under Contract	1	0	- 100.0%	5	2	- 60.0%
New Listings	0	2	--	5	8	+ 60.0%
Sold Listings	0	0	--	6	2	- 66.7%
Days on Market Until Sale	0	0	--	36	5	- 86.1%
Median Sales Price*	\$0	\$0	--	\$334,575	\$572,000	+ 71.0%
Average Sales Price*	\$0	\$0	--	\$348,342	\$572,000	+ 64.2%
Percent of List Price Received*	0.0%	0.0%	--	99.9%	99.7%	- 0.2%

* 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

