

Local Market Update for October 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

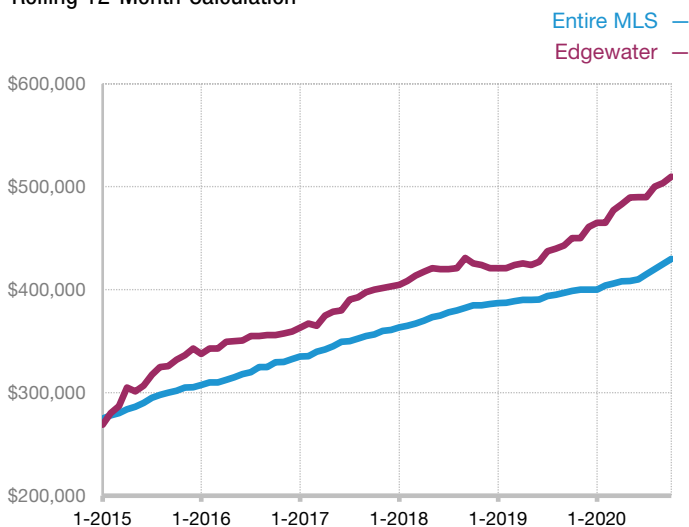
Single Family	October			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 10-2019	Thru 10-2020	Percent Change from Previous Year
Inventory of Active Listings	10	4	- 60.0%	--	--	--
Under Contract	3	7	+ 133.3%	70	58	- 17.1%
New Listings	10	7	- 30.0%	85	65	- 23.5%
Sold Listings	10	9	- 10.0%	70	59	- 15.7%
Days on Market Until Sale	44	13	- 70.5%	23	16	- 30.4%
Median Sales Price*	\$486,500	\$526,000	+ 8.1%	\$450,000	\$510,000	+ 13.3%
Average Sales Price*	\$497,900	\$536,133	+ 7.7%	\$470,639	\$517,906	+ 10.0%
Percent of List Price Received*	97.7%	103.3%	+ 5.7%	99.3%	101.0%	+ 1.7%

* 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	October			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 10-2019	Thru 10-2020	Percent Change from Previous Year
Inventory of Active Listings	0	2	--	--	--	--
Under Contract	0	1	--	5	4	- 20.0%
New Listings	0	1	--	5	10	+ 100.0%
Sold Listings	0	0	--	7	2	- 71.4%
Days on Market Until Sale	0	0	--	33	5	- 84.8%
Median Sales Price*	\$0	\$0	--	\$342,150	\$572,000	+ 67.2%
Average Sales Price*	\$0	\$0	--	\$348,579	\$572,000	+ 64.1%
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

