

Local Market Update for February 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

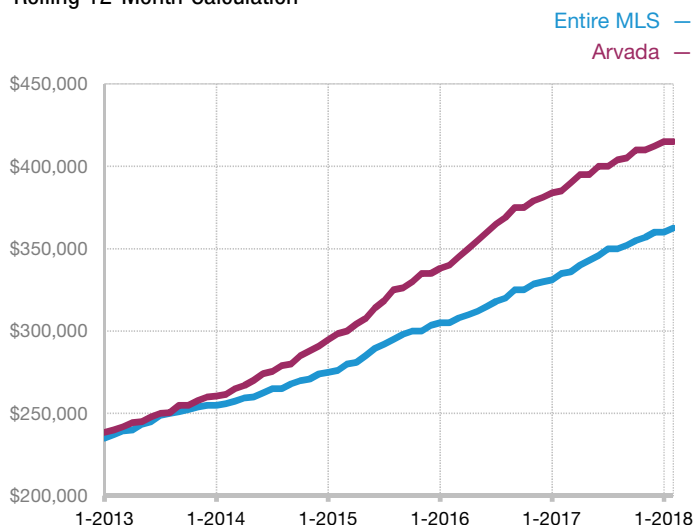
Single Family	February			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
Inventory of Active Listings	197	137	- 30.5%	--	--	--
Under Contract	161	161	0.0%	279	325	+ 16.5%
New Listings	154	164	+ 6.5%	284	314	+ 10.6%
Sold Listings	116	136	+ 17.2%	216	243	+ 12.5%
Days on Market Until Sale	47	33	- 29.8%	40	32	- 20.0%
Median Sales Price*	\$414,000	\$421,050	+ 1.7%	\$402,450	\$421,100	+ 4.6%
Average Sales Price*	\$438,681	\$446,284	+ 1.7%	\$421,805	\$448,863	+ 6.4%
Percent of List Price Received*	99.9%	100.1%	+ 0.2%	99.8%	99.8%	0.0%

* 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	February			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
Inventory of Active Listings	23	38	+ 65.2%	--	--	--
Under Contract	42	36	- 14.3%	72	77	+ 6.9%
New Listings	36	44	+ 22.2%	72	94	+ 30.6%
Sold Listings	31	35	+ 12.9%	50	60	+ 20.0%
Days on Market Until Sale	34	10	- 70.6%	30	15	- 50.0%
Median Sales Price*	\$266,000	\$265,000	- 0.4%	\$258,000	\$268,600	+ 4.1%
Average Sales Price*	\$278,860	\$293,574	+ 5.3%	\$271,114	\$299,745	+ 10.6%
Percent of List Price Received*	99.9%	102.2%	+ 2.3%	100.1%	101.7%	+ 1.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

