

Local Market Update for May 2017

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

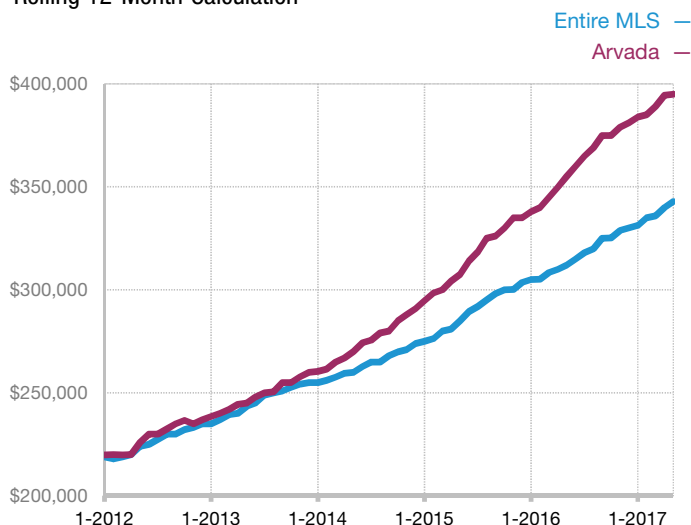
Single Family	May			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 05-2016	Thru 05-2017	Percent Change from Previous Year
Inventory of Active Listings	208	190	- 8.7%	--	--	--
Under Contract	205	224	+ 9.3%	859	905	+ 5.4%
New Listings	228	237	+ 3.9%	908	985	+ 8.5%
Sold Listings	201	196	- 2.5%	748	764	+ 2.1%
Days on Market Until Sale	25	19	- 24.0%	31	29	- 6.5%
Median Sales Price*	\$400,000	\$424,950	+ 6.2%	\$376,500	\$414,500	+ 10.1%
Average Sales Price*	\$434,403	\$460,816	+ 6.1%	\$410,407	\$446,245	+ 8.7%
Percent of List Price Received*	101.7%	100.6%	- 1.1%	100.7%	100.3%	- 0.4%

* 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	May			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 05-2016	Thru 05-2017	Percent Change from Previous Year
Inventory of Active Listings	29	31	+ 6.9%	--	--	--
Under Contract	57	49	- 14.0%	229	237	+ 3.5%
New Listings	64	53	- 17.2%	240	252	+ 5.0%
Sold Listings	45	63	+ 40.0%	188	205	+ 9.0%
Days on Market Until Sale	5	10	+ 100.0%	12	17	+ 41.7%
Median Sales Price*	\$225,500	\$270,000	+ 19.7%	\$227,000	\$270,000	+ 18.9%
Average Sales Price*	\$251,009	\$291,370	+ 16.1%	\$241,261	\$283,121	+ 17.4%
Percent of List Price Received*	102.8%	102.0%	- 0.8%	102.4%	101.3%	- 1.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

