

Local Market Update for December 2022

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

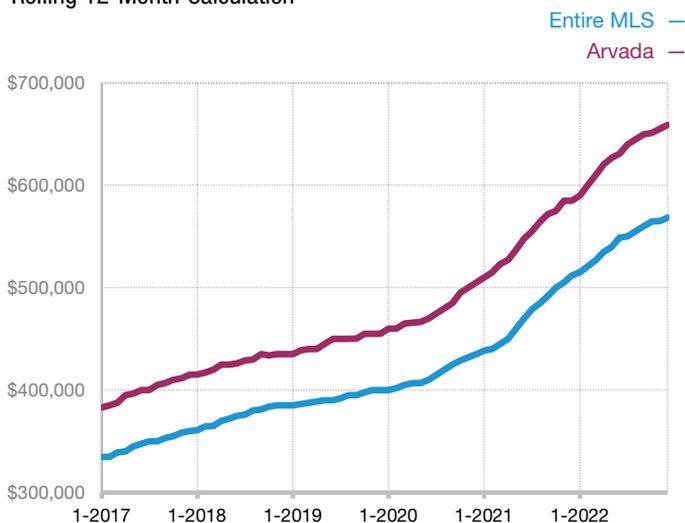
Single Family	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	82	134	+ 63.4%	--	--	--
Under Contract	102	93	- 8.8%	2,197	1,724	- 21.5%
New Listings	73	53	- 27.4%	2,302	2,088	- 9.3%
Sold Listings	162	93	- 42.6%	2,185	1,719	- 21.3%
Days on Market Until Sale	16	40	+ 150.0%	11	17	+ 54.5%
Median Sales Price*	\$575,000	\$595,000	+ 3.5%	\$585,000	\$659,000	+ 12.6%
Average Sales Price*	\$636,248	\$645,845	+ 1.5%	\$635,582	\$722,286	+ 13.6%
Percent of List Price Received*	102.1%	97.9%	- 4.1%	104.0%	102.9%	- 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	December			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 12-2021	Thru 12-2022	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	27	62	+ 129.6%	--	--	--
Under Contract	37	21	- 43.2%	727	576	- 20.8%
New Listings	31	20	- 35.5%	752	680	- 9.6%
Sold Listings	63	35	- 44.4%	705	619	- 12.2%
Days on Market Until Sale	19	39	+ 105.3%	11	19	+ 72.7%
Median Sales Price*	\$420,000	\$514,000	+ 22.4%	\$385,000	\$448,500	+ 16.5%
Average Sales Price*	\$447,838	\$521,797	+ 16.5%	\$400,504	\$473,253	+ 18.2%
Percent of List Price Received*	101.7%	98.2%	- 3.4%	103.2%	102.6%	- 0.6%

* 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

