

Local Market Update for January 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

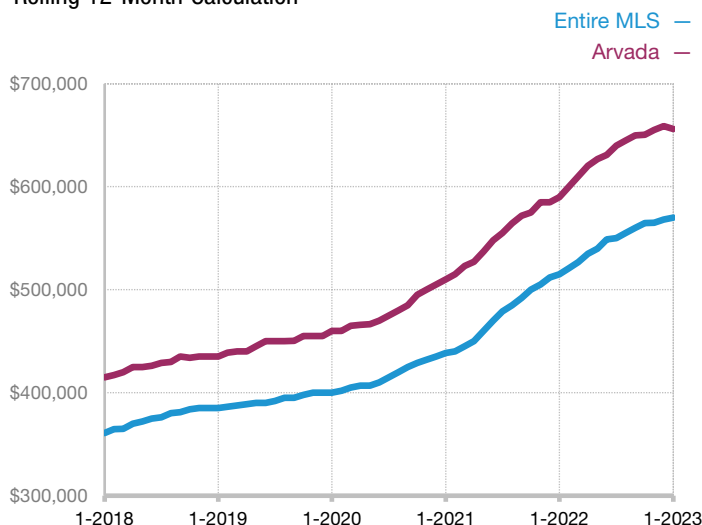
Single Family	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
Inventory of Active Listings	64	94	+ 46.9%	--	--	--
Under Contract	110	131	+ 19.1%	110	131	+ 19.1%
New Listings	101	96	- 5.0%	101	96	- 5.0%
Sold Listings	106	79	- 25.5%	106	79	- 25.5%
Days on Market Until Sale	28	43	+ 53.6%	28	43	+ 53.6%
Median Sales Price*	\$626,000	\$610,000	- 2.6%	\$626,000	\$610,000	- 2.6%
Average Sales Price*	\$680,296	\$628,754	- 7.6%	\$680,296	\$628,754	- 7.6%
Percent of List Price Received*	101.9%	97.8%	- 4.0%	101.9%	97.8%	- 4.0%

* 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	January			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 01-2022	Thru 01-2023	Percent Change from Previous Year
Inventory of Active Listings	26	64	+ 146.2%	--	--	--
Under Contract	49	49	0.0%	49	49	0.0%
New Listings	49	51	+ 4.1%	49	51	+ 4.1%
Sold Listings	34	20	- 41.2%	34	20	- 41.2%
Days on Market Until Sale	34	33	- 2.9%	34	33	- 2.9%
Median Sales Price*	\$510,000	\$467,500	- 8.3%	\$510,000	\$467,500	- 8.3%
Average Sales Price*	\$488,707	\$497,076	+ 1.7%	\$488,707	\$497,076	+ 1.7%
Percent of List Price Received*	102.5%	98.7%	- 3.7%	102.5%	98.7%	- 3.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

