

Local Market Update for July 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

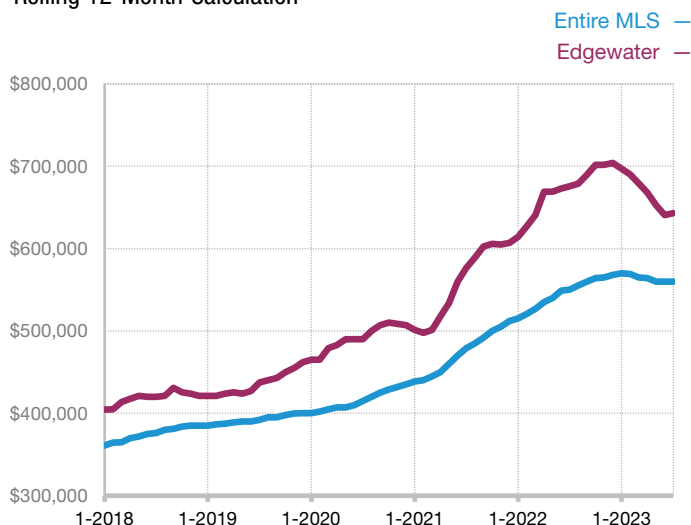
Single Family	July			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Inventory of Active Listings	6	7	+ 16.7%	--	--	--
Under Contract	6	6	0.0%	41	29	- 29.3%
New Listings	7	8	+ 14.3%	49	39	- 20.4%
Sold Listings	1	2	+ 100.0%	36	24	- 33.3%
Days on Market Until Sale	3	20	+ 566.7%	6	21	+ 250.0%
Median Sales Price*	\$740,000	\$719,950	- 2.7%	\$729,750	\$659,950	- 9.6%
Average Sales Price*	\$740,000	\$719,950	- 2.7%	\$753,008	\$642,496	- 14.7%
Percent of List Price Received*	123.3%	100.0%	- 18.9%	108.5%	100.9%	- 7.0%

* 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	July			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 07-2022	Thru 07-2023	Percent Change from Previous Year
Inventory of Active Listings	7	1	- 85.7%	--	--	--
Under Contract	3	1	- 66.7%	11	8	- 27.3%
New Listings	2	1	- 50.0%	18	6	- 66.7%
Sold Listings	1	0	- 100.0%	7	8	+ 14.3%
Days on Market Until Sale	2	0	- 100.0%	2	101	+ 4950.0%
Median Sales Price*	\$504,370	\$0	- 100.0%	\$738,760	\$769,670	+ 4.2%
Average Sales Price*	\$504,370	\$0	- 100.0%	\$734,816	\$756,043	+ 2.9%
Percent of List Price Received*	106.2%	0.0%	- 100.0%	104.9%	100.0%	- 4.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

