

# Local Market Update for August 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Wheat Ridge

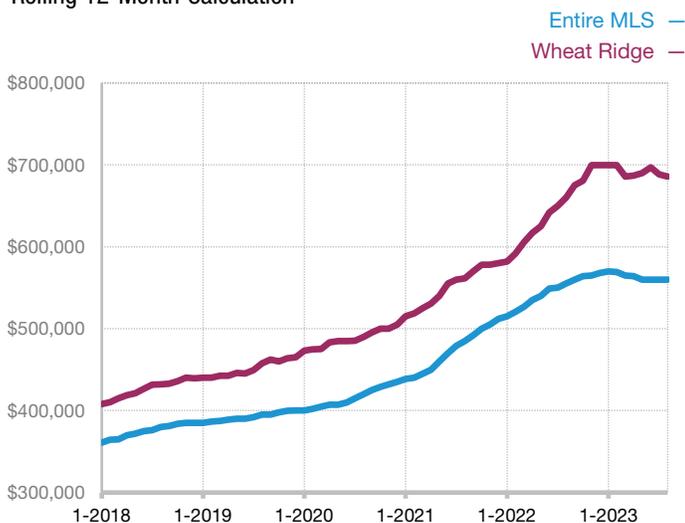
Single Family	August			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	46	33	- 28.3%	--	--	--
Under Contract	28	34	+ 21.4%	263	219	- 16.7%
New Listings	27	33	+ 22.2%	322	255	- 20.8%
Sold Listings	37	24	- 35.1%	246	200	- 18.7%
Days on Market Until Sale	16	34	+ 112.5%	9	29	+ 222.2%
Median Sales Price*	\$705,000	\$653,000	- 7.4%	\$705,000	\$685,250	- 2.8%
Average Sales Price*	\$762,395	\$761,663	- 0.1%	\$768,294	\$747,832	- 2.7%
Percent of List Price Received*	100.6%	99.6%	- 1.0%	106.2%	100.2%	- 5.6%

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	August			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 08-2022	Thru 08-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	21	10	- 52.4%	--	--	--
Under Contract	2	10	+ 400.0%	87	83	- 4.6%
New Listings	11	15	+ 36.4%	106	95	- 10.4%
Sold Listings	13	6	- 53.8%	95	77	- 18.9%
Days on Market Until Sale	15	21	+ 40.0%	13	25	+ 92.3%
Median Sales Price*	\$360,000	\$479,856	+ 33.3%	\$440,000	\$425,000	- 3.4%
Average Sales Price*	\$390,023	\$590,745	+ 51.5%	\$459,449	\$475,661	+ 3.5%
Percent of List Price Received*	101.1%	97.6%	- 3.5%	104.6%	100.0%	- 4.4%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

