

# Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Arvada

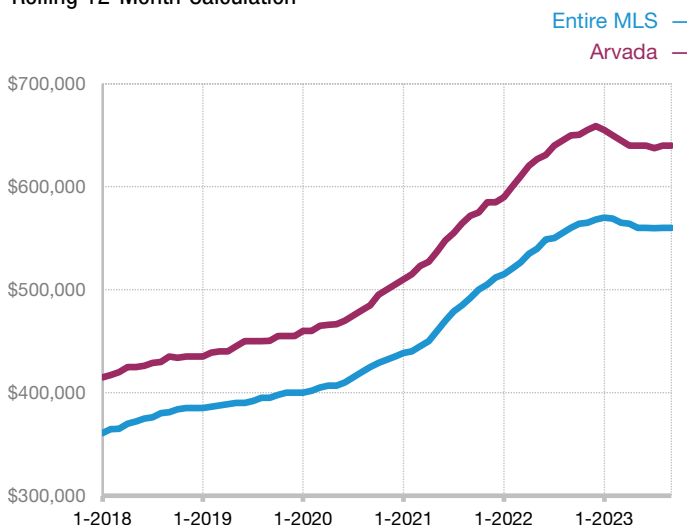
Single Family	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Inventory of Active Listings	330	214	- 35.2%	--	--	--
Under Contract	120	116	- 3.3%	1,423	1,161	- 18.4%
New Listings	186	161	- 13.4%	1,809	1,352	- 25.3%
Sold Listings	149	88	- 40.9%	1,416	1,130	- 20.2%
Days on Market Until Sale	23	31	+ 34.8%	14	26	+ 85.7%
Median Sales Price*	\$649,000	\$702,000	+ 8.2%	\$670,000	\$650,000	- 3.0%
Average Sales Price*	\$704,811	\$755,352	+ 7.2%	\$733,658	\$711,407	- 3.0%
Percent of List Price Received*	98.7%	99.4%	+ 0.7%	103.9%	100.2%	- 3.6%

\* 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	September			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Inventory of Active Listings	107	78	- 27.1%	--	--	--
Under Contract	45	38	- 15.6%	487	430	- 11.7%
New Listings	64	52	- 18.8%	592	474	- 19.9%
Sold Listings	54	44	- 18.5%	508	398	- 21.7%
Days on Market Until Sale	21	24	+ 14.3%	17	34	+ 100.0%
Median Sales Price*	\$399,000	\$400,000	+ 0.3%	\$448,000	\$450,000	+ 0.4%
Average Sales Price*	\$437,167	\$426,459	- 2.4%	\$472,682	\$483,735	+ 2.3%
Percent of List Price Received*	100.0%	99.2%	- 0.8%	103.4%	99.6%	- 3.7%

\* 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

