

Local Market Update for November 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

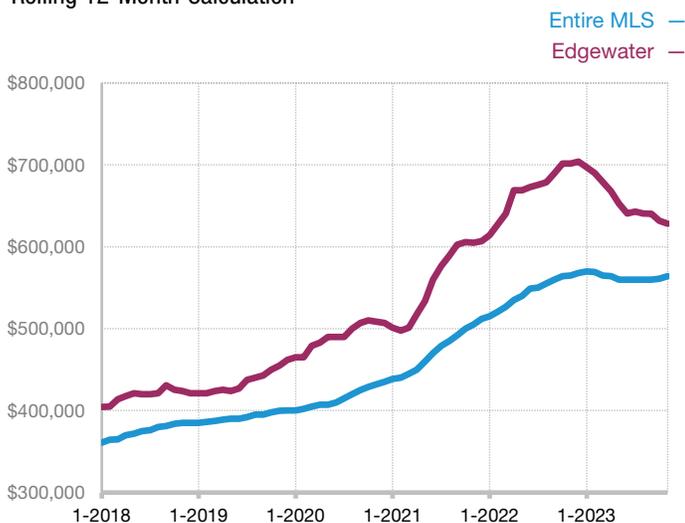
Single Family	November			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
Inventory of Active Listings	7	8	+ 14.3%	--	--	--
Under Contract	3	3	0.0%	63	41	- 34.9%
New Listings	2	5	+ 150.0%	75	57	- 24.0%
Sold Listings	7	2	- 71.4%	61	40	- 34.4%
Days on Market Until Sale	25	88	+ 252.0%	10	24	+ 140.0%
Median Sales Price*	\$615,000	\$478,950	- 22.1%	\$710,000	\$631,500	- 11.1%
Average Sales Price*	\$596,071	\$478,950	- 19.6%	\$727,506	\$647,570	- 11.0%
Percent of List Price Received*	98.5%	100.2%	+ 1.7%	105.3%	100.0%	- 5.0%

* 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	November			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
Inventory of Active Listings	6	0	- 100.0%	--	--	--
Under Contract	1	0	- 100.0%	21	9	- 57.1%
New Listings	1	0	- 100.0%	27	7	- 74.1%
Sold Listings	3	0	- 100.0%	19	10	- 47.4%
Days on Market Until Sale	76	0	- 100.0%	32	82	+ 156.3%
Median Sales Price*	\$715,640	\$0	- 100.0%	\$765,000	\$770,920	+ 0.8%
Average Sales Price*	\$697,543	\$0	- 100.0%	\$770,100	\$842,834	+ 9.4%
Percent of List Price Received*	98.2%	0.0%	- 100.0%	101.0%	99.8%	- 1.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

