

Local Market Update for December 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

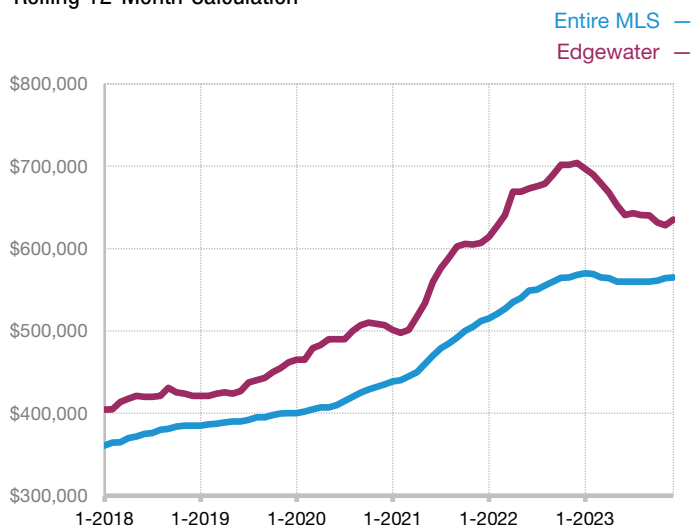
Single Family	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
Inventory of Active Listings	6	3	- 50.0%	--	--	--
Under Contract	2	1	- 50.0%	65	41	- 36.9%
New Listings	3	0	- 100.0%	78	57	- 26.9%
Sold Listings	5	1	- 80.0%	66	41	- 37.9%
Days on Market Until Sale	27	15	- 44.4%	11	24	+ 118.2%
Median Sales Price*	\$580,000	\$650,000	+ 12.1%	\$704,250	\$635,000	- 9.8%
Average Sales Price*	\$590,000	\$650,000	+ 10.2%	\$717,089	\$647,629	- 9.7%
Percent of List Price Received*	93.8%	97.7%	+ 4.2%	104.4%	99.9%	- 4.3%

* 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	December			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 12-2022	Thru 12-2023	Percent Change from Previous Year
Inventory of Active Listings	4	0	- 100.0%	--	--	--
Under Contract	2	0	- 100.0%	23	9	- 60.9%
New Listings	0	0	--	27	7	- 74.1%
Sold Listings	3	0	- 100.0%	22	10	- 54.5%
Days on Market Until Sale	44	0	- 100.0%	34	82	+ 141.2%
Median Sales Price*	\$839,900	\$0	- 100.0%	\$771,085	\$770,920	- 0.0%
Average Sales Price*	\$793,273	\$0	- 100.0%	\$773,260	\$842,834	+ 9.0%
Percent of List Price Received*	100.0%	0.0%	- 100.0%	100.9%	99.8%	- 1.1%

* 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

