

Local Market Update for February 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

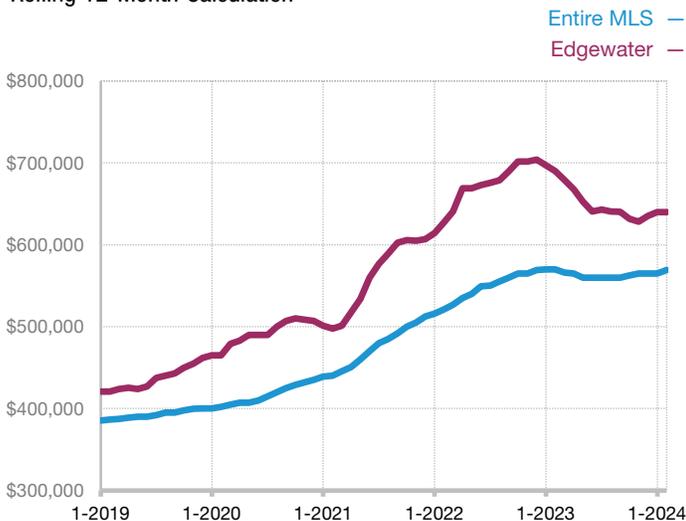
Single Family	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	5	6	+ 20.0%	--	--	--
Under Contract	4	3	- 25.0%	7	4	- 42.9%
New Listings	4	7	+ 75.0%	6	8	+ 33.3%
Sold Listings	3	1	- 66.7%	4	2	- 50.0%
Days on Market Until Sale	12	125	+ 941.7%	15	82	+ 446.7%
Median Sales Price*	\$685,000	\$899,000	+ 31.2%	\$597,500	\$794,500	+ 33.0%
Average Sales Price*	\$636,667	\$899,000	+ 41.2%	\$578,750	\$794,500	+ 37.3%
Percent of List Price Received*	97.7%	100.0%	+ 2.4%	94.2%	99.6%	+ 5.7%

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

Townhouse/Condo	February			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 02-2023	Thru 02-2024	Percent Change from Previous Year
Key Metrics						
Inventory of Active Listings	0	0	--	--	--	--
Under Contract	2	0	- 100.0%	4	0	- 100.0%
New Listings	0	0	--	0	0	--
Sold Listings	2	0	- 100.0%	3	0	- 100.0%
Days on Market Until Sale	160	0	- 100.0%	181	0	- 100.0%
Median Sales Price*	\$661,020	\$0	- 100.0%	\$699,940	\$0	- 100.0%
Average Sales Price*	\$661,020	\$0	- 100.0%	\$673,993	\$0	- 100.0%
Percent of List Price Received*	99.9%	0.0%	- 100.0%	99.9%	0.0%	- 100.0%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

