

Local Market Update for April 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

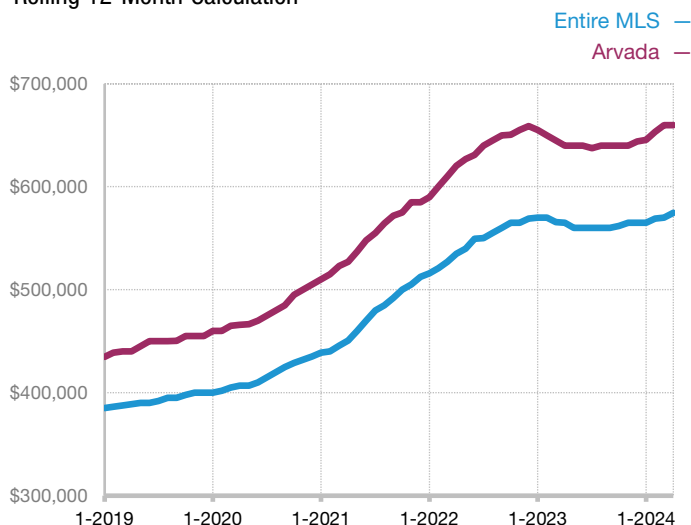
Single Family	April			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Inventory of Active Listings	183	148	- 19.1%	--	--	--
Under Contract	143	164	+ 14.7%	524	552	+ 5.3%
New Listings	169	189	+ 11.8%	576	605	+ 5.0%
Sold Listings	131	148	+ 13.0%	475	457	- 3.8%
Days on Market Until Sale	21	21	0.0%	34	31	- 8.8%
Median Sales Price*	\$695,000	\$687,250	- 1.1%	\$620,000	\$679,000	+ 9.5%
Average Sales Price*	\$771,609	\$756,807	- 1.9%	\$687,771	\$738,073	+ 7.3%
Percent of List Price Received*	101.1%	100.4%	- 0.7%	99.9%	100.3%	+ 0.4%

* 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	April			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Inventory of Active Listings	94	74	- 21.3%	--	--	--
Under Contract	57	41	- 28.1%	197	146	- 25.9%
New Listings	61	49	- 19.7%	219	181	- 17.4%
Sold Listings	47	39	- 17.0%	145	115	- 20.7%
Days on Market Until Sale	27	25	- 7.4%	34	57	+ 67.6%
Median Sales Price*	\$410,000	\$435,000	+ 6.1%	\$425,000	\$449,000	+ 5.6%
Average Sales Price*	\$452,012	\$450,290	- 0.4%	\$471,389	\$472,789	+ 0.3%
Percent of List Price Received*	100.5%	99.7%	- 0.8%	99.7%	99.1%	- 0.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

