

# Local Market Update for April 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Wheat Ridge

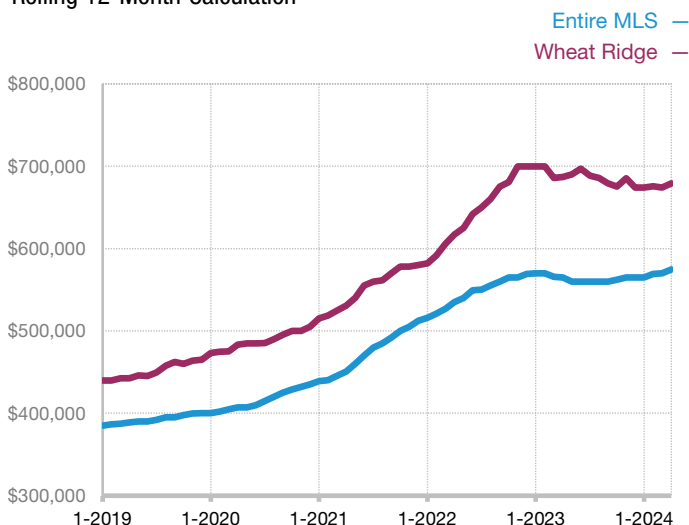
Single Family	April			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Inventory of Active Listings	38	28	- 26.3%	--	--	--
Under Contract	37	33	- 10.8%	106	103	- 2.8%
New Listings	36	37	+ 2.8%	117	120	+ 2.6%
Sold Listings	30	27	- 10.0%	90	83	- 7.8%
Days on Market Until Sale	34	15	- 55.9%	41	39	- 4.9%
Median Sales Price*	\$694,000	<b>\$767,000</b>	+ 10.5%	\$636,000	<b>\$640,000</b>	+ 0.6%
Average Sales Price*	\$764,446	<b>\$821,638</b>	+ 7.5%	\$674,473	<b>\$724,301</b>	+ 7.4%
Percent of List Price Received*	101.5%	<b>101.2%</b>	- 0.3%	99.9%	<b>100.1%</b>	+ 0.2%

\* 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	13	18	+ 38.5%	--	--	--
Under Contract	11	8	- 27.3%	36	31	- 13.9%
New Listings	15	12	- 20.0%	45	40	- 11.1%
Sold Listings	15	8	- 46.7%	30	31	+ 3.3%
Days on Market Until Sale	18	62	+ 244.4%	29	49	+ 69.0%
Median Sales Price*	\$420,000	<b>\$536,498</b>	+ 27.7%	\$413,000	<b>\$514,500</b>	+ 24.6%
Average Sales Price*	\$495,751	<b>\$488,874</b>	- 1.4%	\$462,689	<b>\$445,599</b>	- 3.7%
Percent of List Price Received*	99.6%	<b>97.5%</b>	- 2.1%	99.6%	<b>99.3%</b>	- 0.3%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

