

# Local Market Update for August 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Wheat Ridge

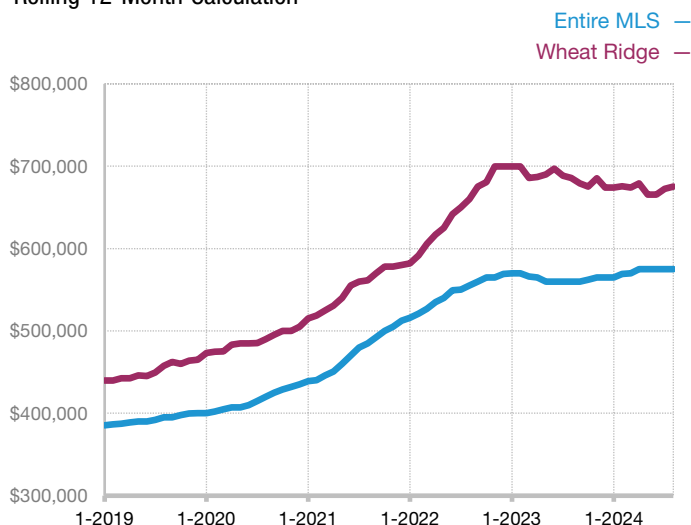
Single Family	August			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Inventory of Active Listings	49	77	+ 57.1%	--	--	--
Under Contract	30	31	+ 3.3%	214	223	+ 4.2%
New Listings	33	49	+ 48.5%	255	314	+ 23.1%
Sold Listings	24	32	+ 33.3%	200	204	+ 2.0%
Days on Market Until Sale	34	41	+ 20.6%	29	29	0.0%
Median Sales Price*	\$653,000	\$682,500	+ 4.5%	\$685,250	\$686,250	+ 0.1%
Average Sales Price*	\$761,663	\$737,625	- 3.2%	\$747,832	\$741,205	- 0.9%
Percent of List Price Received*	99.6%	99.1%	- 0.5%	100.2%	100.1%	- 0.1%

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

Townhouse/Condo	August			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 08-2023	Thru 08-2024	Percent Change from Previous Year
Inventory of Active Listings	13	15	+ 15.4%	--	--	--
Under Contract	8	12	+ 50.0%	81	70	- 13.6%
New Listings	15	14	- 6.7%	95	86	- 9.5%
Sold Listings	6	11	+ 83.3%	79	67	- 15.2%
Days on Market Until Sale	21	42	+ 100.0%	25	43	+ 72.0%
Median Sales Price*	\$479,856	\$334,800	- 30.2%	\$425,000	\$429,900	+ 1.2%
Average Sales Price*	\$590,745	\$348,986	- 40.9%	\$478,556	\$422,361	- 11.7%
Percent of List Price Received*	97.6%	98.8%	+ 1.2%	100.0%	99.3%	- 0.7%

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

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



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

