

Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

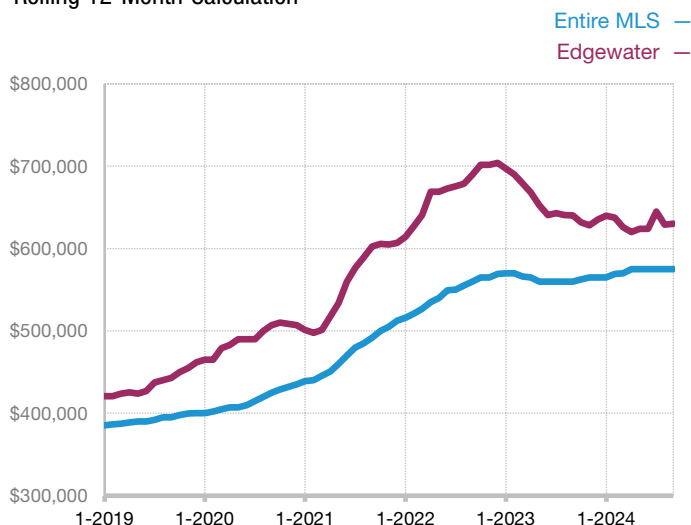
Single Family	September			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Inventory of Active Listings	9	7	- 22.2%	--	--	--
Under Contract	3	5	+ 66.7%	35	43	+ 22.9%
New Listings	5	4	- 20.0%	48	53	+ 10.4%
Sold Listings	3	6	+ 100.0%	33	41	+ 24.2%
Days on Market Until Sale	23	24	+ 4.3%	20	26	+ 30.0%
Median Sales Price*	\$670,000	\$693,750	+ 3.5%	\$656,000	\$645,000	- 1.7%
Average Sales Price*	\$653,333	\$672,917	+ 3.0%	\$670,967	\$715,815	+ 6.7%
Percent of List Price Received*	98.5%	96.7%	- 1.8%	100.3%	100.3%	0.0%

* 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	September			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Inventory of Active Listings	2	3	+ 50.0%	--	--	--
Under Contract	0	1	--	8	2	- 75.0%
New Listings	1	0	- 100.0%	7	6	- 14.3%
Sold Listings	0	0	--	9	1	- 88.9%
Days on Market Until Sale	0	0	--	89	3	- 96.6%
Median Sales Price*	\$0	\$0	--	\$769,670	\$475,000	- 38.3%
Average Sales Price*	\$0	\$0	--	\$833,149	\$475,000	- 43.0%
Percent of List Price Received*	0.0%	0.0%	--	100.0%	97.9%	- 2.1%

* 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

