

Local Market Update for September 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Arvada

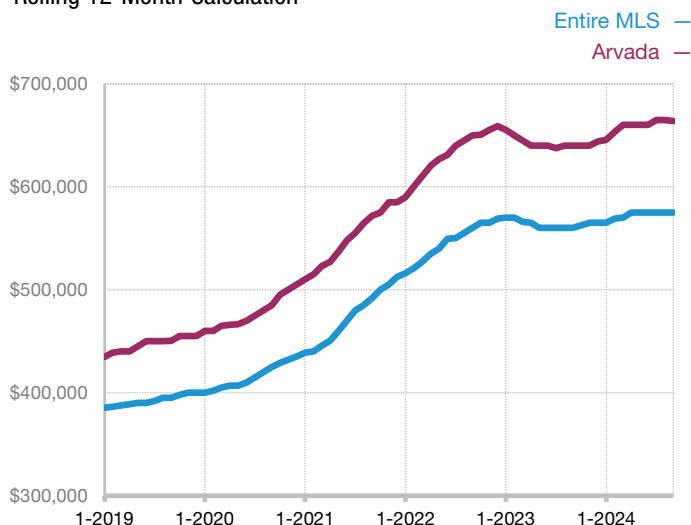
Single Family	September			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 09-2023	Thru 09-2024	Percent Change from Previous Year
Inventory of Active Listings	260	309	+ 18.8%	--	--	--
Under Contract	111	148	+ 33.3%	1,154	1,265	+ 9.6%
New Listings	161	182	+ 13.0%	1,352	1,606	+ 18.8%
Sold Listings	88	133	+ 51.1%	1,130	1,173	+ 3.8%
Days on Market Until Sale	31	32	+ 3.2%	26	26	0.0%
Median Sales Price*	\$702,000	\$630,000	- 10.3%	\$650,000	\$675,000	+ 3.8%
Average Sales Price*	\$755,352	\$695,757	- 7.9%	\$711,407	\$732,633	+ 3.0%
Percent of List Price Received*	99.4%	99.3%	- 0.1%	100.2%	100.0%	- 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	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	95	107	+ 12.6%	--	--	--
Under Contract	36	31	- 13.9%	425	326	- 23.3%
New Listings	52	47	- 9.6%	475	443	- 6.7%
Sold Listings	45	39	- 13.3%	401	315	- 21.4%
Days on Market Until Sale	24	40	+ 66.7%	34	47	+ 38.2%
Median Sales Price*	\$400,000	\$456,000	+ 14.0%	\$450,000	\$440,000	- 2.2%
Average Sales Price*	\$426,027	\$450,091	+ 5.6%	\$484,204	\$456,088	- 5.8%
Percent of List Price Received*	99.2%	99.1%	- 0.1%	99.7%	99.2%	- 0.5%

* 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

