

Local Market Update for January 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Wheat Ridge

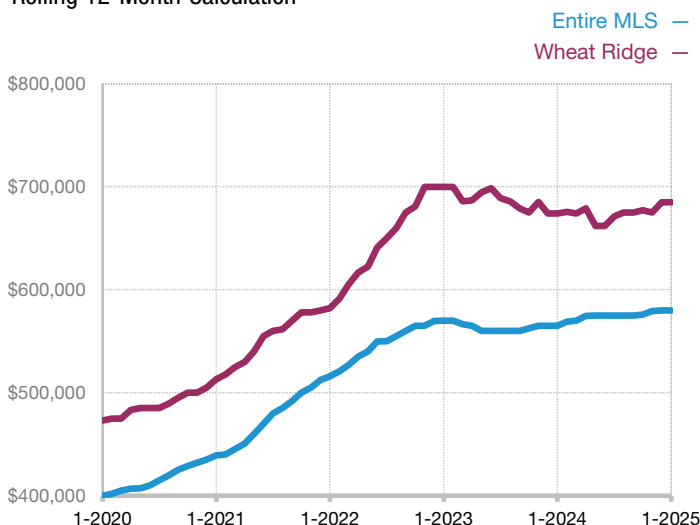
| Single Family | January | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2024 | 2025 | Percent Change from Previous Year | Thru 01-2024 | Thru 01-2025 | Percent Change from Previous Year |
| Inventory of Active Listings | 30 | 41 | + 36.7% | -- | -- | -- |
| Under Contract | 18 | 19 | + 5.6% | 18 | 19 | + 5.6% |
| New Listings | 19 | 29 | + 52.6% | 19 | 29 | + 52.6% |
| Sold Listings | 13 | 15 | + 15.4% | 13 | 15 | + 15.4% |
| Days on Market Until Sale | 43 | 45 | + 4.7% | 43 | 45 | + 4.7% |
| Median Sales Price* | \$575,000 | \$680,000 | + 18.3% | \$575,000 | \$680,000 | + 18.3% |
| Average Sales Price* | \$610,344 | \$724,580 | + 18.7% | \$610,344 | \$724,580 | + 18.7% |
| Percent of List Price Received* | 98.2% | 98.6% | + 0.4% | 98.2% | 98.6% | + 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 | January | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2024 | 2025 | Percent Change from Previous Year | Thru 01-2024 | Thru 01-2025 | Percent Change from Previous Year |
| Inventory of Active Listings | 17 | 15 | - 11.8% | -- | -- | -- |
| Under Contract | 7 | 10 | + 42.9% | 7 | 10 | + 42.9% |
| New Listings | 8 | 12 | + 50.0% | 8 | 12 | + 50.0% |
| Sold Listings | 5 | 12 | + 140.0% | 5 | 12 | + 140.0% |
| Days on Market Until Sale | 38 | 71 | + 86.8% | 38 | 71 | + 86.8% |
| Median Sales Price* | \$330,000 | \$325,500 | - 1.4% | \$330,000 | \$325,500 | - 1.4% |
| Average Sales Price* | \$340,999 | \$393,621 | + 15.4% | \$340,999 | \$393,621 | + 15.4% |
| Percent of List Price Received* | 100.1% | 99.1% | - 1.0% | 100.1% | 99.1% | - 1.0% |

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

