

Local Market Update for July 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Wheat Ridge

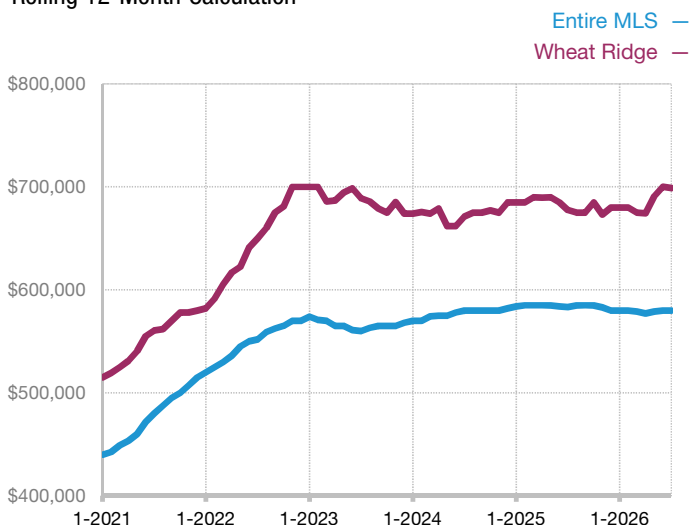
Single Family	July			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 07-2025	Thru 07-2026	Percent Change from Previous Year
Inventory of Active Listings	102	56	- 45.1%	--	--	--
Under Contract	28	20	- 28.6%	203	202	- 0.5%
New Listings	54	19	- 64.8%	324	253	- 21.9%
Sold Listings	34	33	- 2.9%	192	200	+ 4.2%
Days on Market Until Sale	36	31	- 13.9%	31	36	+ 16.1%
Median Sales Price*	\$652,000	\$675,000	+ 3.5%	\$672,000	\$700,000	+ 4.2%
Average Sales Price*	\$735,753	\$799,159	+ 8.6%	\$735,139	\$793,179	+ 7.9%
Percent of List Price Received*	98.6%	99.9%	+ 1.3%	100.2%	99.6%	- 0.6%

* 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	July			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 07-2025	Thru 07-2026	Percent Change from Previous Year
Inventory of Active Listings	39	49	+ 25.6%	--	--	--
Under Contract	5	4	- 20.0%	50	46	- 8.0%
New Listings	9	16	+ 77.8%	92	118	+ 28.3%
Sold Listings	5	5	0.0%	56	46	- 17.9%
Days on Market Until Sale	50	29	- 42.0%	48	61	+ 27.1%
Median Sales Price*	\$256,000	\$389,500	+ 52.1%	\$427,000	\$353,750	- 17.2%
Average Sales Price*	\$241,400	\$387,300	+ 60.4%	\$431,883	\$380,174	- 12.0%
Percent of List Price Received*	98.1%	98.8%	+ 0.7%	98.6%	98.7%	+ 0.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

