

Local Market Update for August 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Wheat Ridge

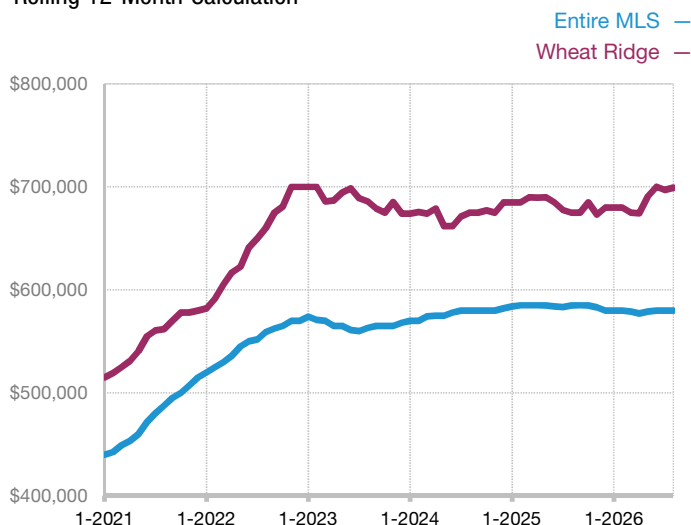
Single Family	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
Inventory of Active Listings	106	58	- 45.3%	--	--	--
Under Contract	23	15	- 34.8%	226	215	- 4.9%
New Listings	40	28	- 30.0%	364	281	- 22.8%
Sold Listings	27	17	- 37.0%	219	218	- 0.5%
Days on Market Until Sale	28	37	+ 32.1%	31	36	+ 16.1%
Median Sales Price*	\$665,000	\$709,999	+ 6.8%	\$670,000	\$700,000	+ 4.5%
Average Sales Price*	\$791,000	\$749,059	- 5.3%	\$742,026	\$789,151	+ 6.4%
Percent of List Price Received*	98.9%	97.3%	- 1.6%	100.0%	99.5%	- 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.

Townhouse/Condo	August			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 08-2025	Thru 08-2026	Percent Change from Previous Year
Inventory of Active Listings	32	40	+ 25.0%	--	--	--
Under Contract	7	10	+ 42.9%	57	55	- 3.5%
New Listings	7	12	+ 71.4%	99	130	+ 31.3%
Sold Listings	4	5	+ 25.0%	60	51	- 15.0%
Days on Market Until Sale	58	25	- 56.9%	49	57	+ 16.3%
Median Sales Price*	\$212,500	\$395,000	+ 85.9%	\$393,000	\$375,000	- 4.6%
Average Sales Price*	\$241,250	\$417,980	+ 73.3%	\$419,174	\$383,880	- 8.4%
Percent of List Price Received*	99.1%	99.1%	0.0%	98.7%	98.7%	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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

