

Local Market Update for September 2026

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

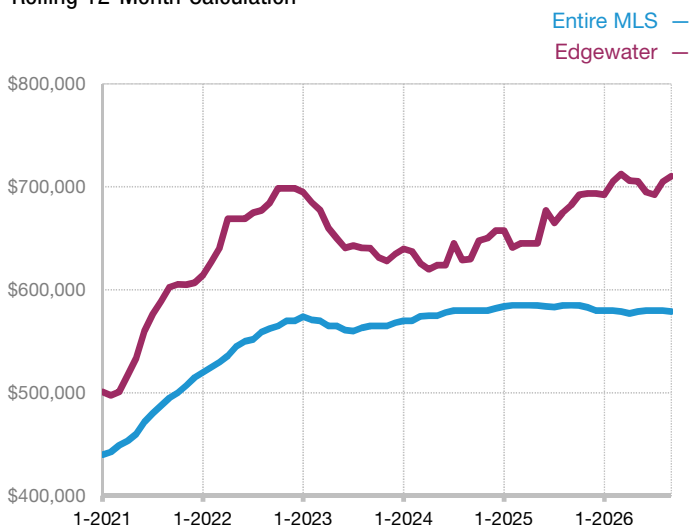
Single Family	September			Year to Date		
	2025	2026	Percent Change from Previous Year	Thru 09-2025	Thru 09-2026	Percent Change from Previous Year
Inventory of Active Listings	13	8	- 38.5%	--	--	--
Under Contract	6	4	- 33.3%	47	42	- 10.6%
New Listings	1	3	+ 200.0%	62	63	+ 1.6%
Sold Listings	7	6	- 14.3%	47	39	- 17.0%
Days on Market Until Sale	40	39	- 2.5%	38	25	- 34.2%
Median Sales Price*	\$692,500	\$735,000	+ 6.1%	\$692,000	\$706,000	+ 2.0%
Average Sales Price*	\$925,643	\$807,225	- 12.8%	\$722,099	\$748,561	+ 3.7%
Percent of List Price Received*	98.5%	99.0%	+ 0.5%	98.7%	99.9%	+ 1.2%

* 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		
	2025	2026	Percent Change from Previous Year	Thru 09-2025	Thru 09-2026	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	0	0	--	2	1	- 50.0%
New Listings	1	0	- 100.0%	2	4	+ 100.0%
Sold Listings	0	0	--	2	1	- 50.0%
Days on Market Until Sale	0	0	--	62	4	- 93.5%
Median Sales Price*	\$0	\$0	--	\$782,500	\$710,000	- 9.3%
Average Sales Price*	\$0	\$0	--	\$782,500	\$710,000	- 9.3%
Percent of List Price Received*	0.0%	0.0%	--	95.7%	98.6%	+ 3.0%

* 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

