

Local Market Update for April 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

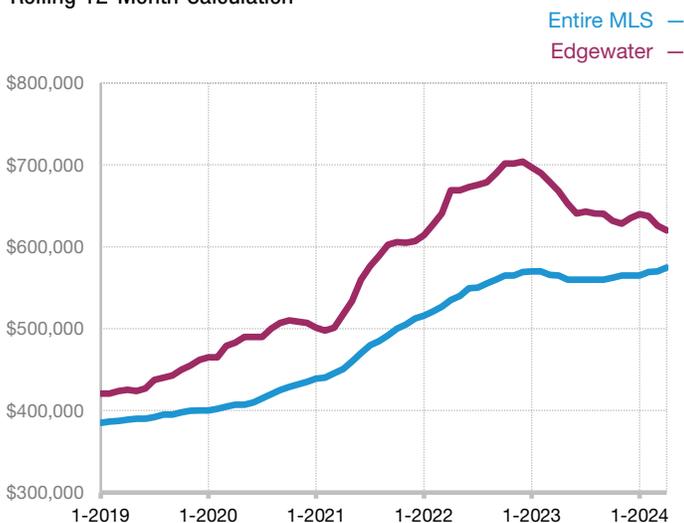
Single Family	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Inventory of Active Listings	6	4	- 33.3%	--	--	--
Under Contract	7	9	+ 28.6%	17	15	- 11.8%
New Listings	8	9	+ 12.5%	18	19	+ 5.6%
Sold Listings	7	8	+ 14.3%	13	11	- 15.4%
Days on Market Until Sale	48	21	- 56.3%	32	20	- 37.5%
Median Sales Price*	\$685,000	\$563,750	- 17.7%	\$685,000	\$527,500	- 23.0%
Average Sales Price*	\$658,500	\$723,669	+ 9.9%	\$638,808	\$678,941	+ 6.3%
Percent of List Price Received*	103.3%	98.7%	- 4.5%	100.0%	99.0%	- 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.

Townhouse/Condo	April			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 04-2023	Thru 04-2024	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	1	0	- 100.0%	7	0	- 100.0%
New Listings	2	0	- 100.0%	4	0	- 100.0%
Sold Listings	2	0	- 100.0%	7	0	- 100.0%
Days on Market Until Sale	65	0	- 100.0%	115	0	- 100.0%
Median Sales Price*	\$769,670	\$0	- 100.0%	\$769,670	\$0	- 100.0%
Average Sales Price*	\$769,670	\$0	- 100.0%	\$733,334	\$0	- 100.0%
Percent of List Price Received*	100.0%	0.0%	- 100.0%	99.7%	0.0%	- 100.0%

* 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

