

Local Market Update for February 2025

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Edgewater

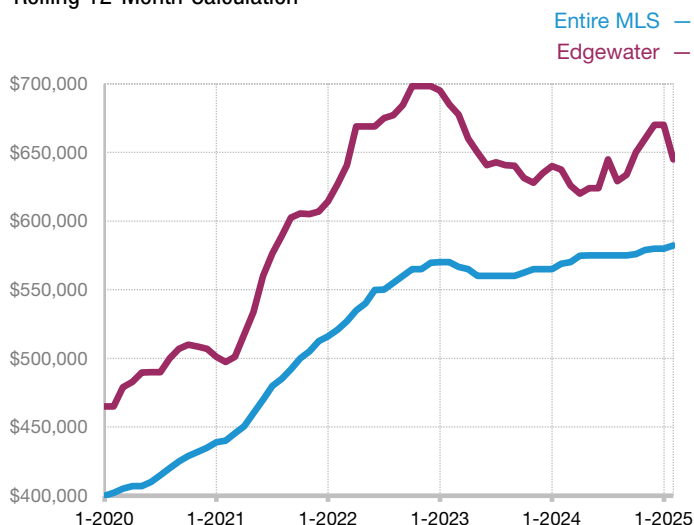
Single Family	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
Inventory of Active Listings	6	11	+ 83.3%	--	--	--
Under Contract	3	3	0.0%	3	6	+ 100.0%
New Listings	7	7	0.0%	8	10	+ 25.0%
Sold Listings	0	6	--	1	9	+ 800.0%
Days on Market Until Sale	0	23	--	39	23	- 41.0%
Median Sales Price*	\$0	\$572,500	--	\$690,000	\$626,000	- 9.3%
Average Sales Price*	\$0	\$623,483	--	\$690,000	\$642,767	- 6.8%
Percent of List Price Received*	0.0%	101.4%	--	99.3%	100.6%	+ 1.3%

* 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	February			Year to Date		
Key Metrics	2024	2025	Percent Change from Previous Year	Thru 02-2024	Thru 02-2025	Percent Change from Previous Year
Inventory of Active Listings	0	1	--	--	--	--
Under Contract	0	0	--	0	2	--
New Listings	0	1	--	0	1	--
Sold Listings	0	2	--	0	2	--
Days on Market Until Sale	0	62	--	0	62	--
Median Sales Price*	\$0	\$782,500	--	\$0	\$782,500	--
Average Sales Price*	\$0	\$782,500	--	\$0	\$782,500	--
Percent of List Price Received*	0.0%	95.7%	--	0.0%	95.7%	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

