

Wheat Ridge 80033

ZIP code · CO · Colorado > Jefferson County > Wheat Ridge

SELLER'S MARKET

\$659K

MEDIAN SALE PRICE

+8.9%

1-YR CHANGE

410

SALES (12 MO)

\$545K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 60 / 100



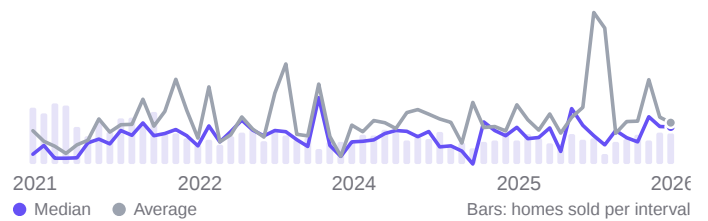
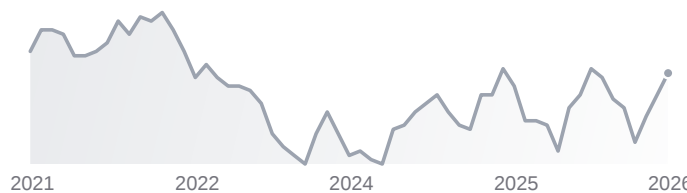
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

60 / 100

Sale prices

Median \$642K · Average \$663K

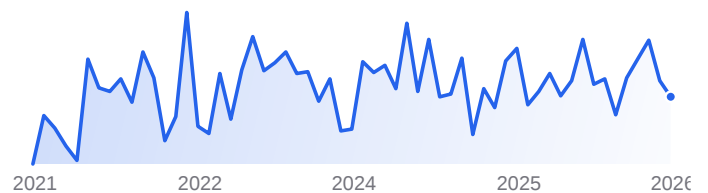
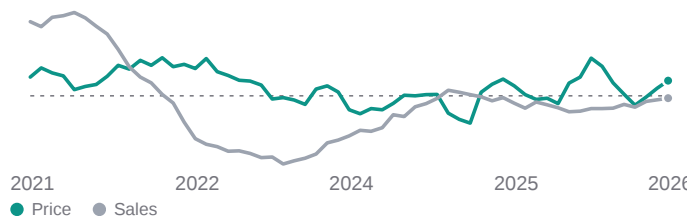


Growth (year over year)

Price +8.9% · Sales -1.4%

Price per square foot

\$384/ft²

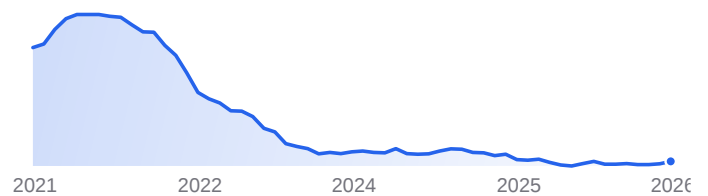


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

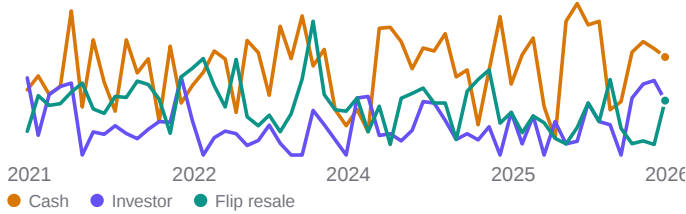
4.7%



BUYERS & OUTCOMES

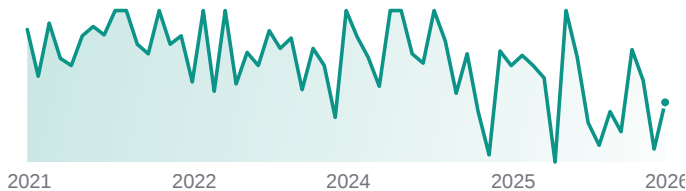
Buyer mix

Cash 21% · Investor 12% · Flip resale 12%



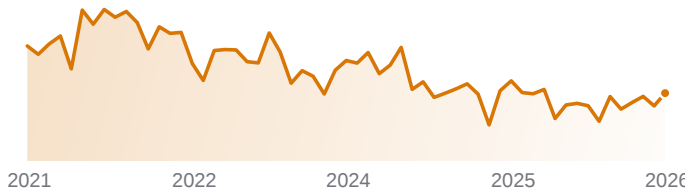
Sellers who sold at a gain

85%

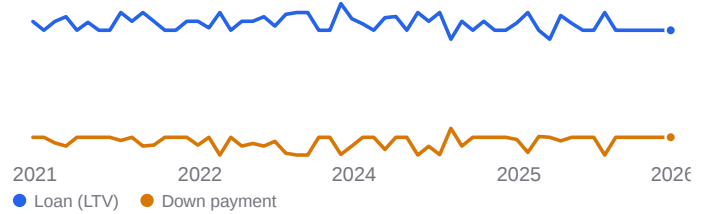


Median annualized return at resale

+5.5%

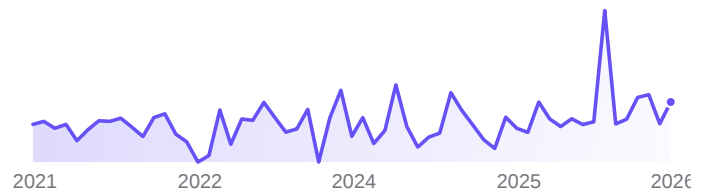


Financing (share of purchase price) Loan (LTV) 80% · Down payment 20%



Typical hold before selling

7.2 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	8,799
Median value (AVM)	\$545K
Median size	1,408 ft²
Median bedrooms	3
Median year built	1959
Single family	70%
Condos	8.9%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	2.7%
Owner occupied	77%
Company owned	16%
Median loan-to-value	47%

Typical ownership tenure

8.9 yrs

COMMUNITY

Population	26,467
Density	3,058 / mi²
Median household income	\$82K
Average household income	\$109K
Crime index (US avg 100)	144
Air pollution index (US avg 100)	92
Earthquake index (US avg 100)	42
Homes occupied	94%
Bachelor's or higher	30%
Poverty rate	10.0%
Unemployment	1.3%
Average temp	51°F
Annual precip	17 in
Sunshine	69%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.