

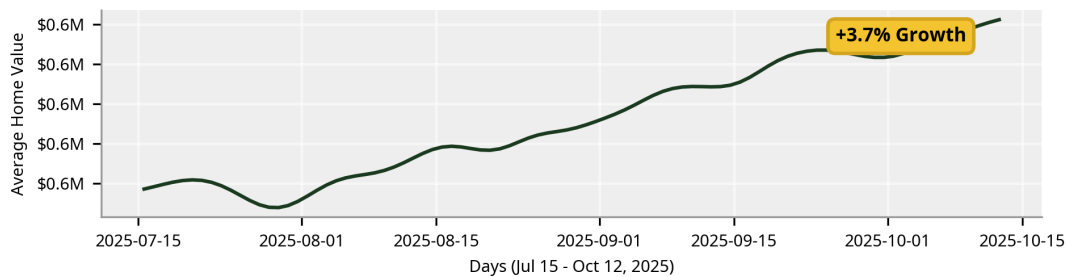
Harvard Gulch Market Report

Denver, Colorado • July 15 – October 13, 2025

Home values increased 3.7% over the past 3 months, showing strong neighborhood demand and excellent opportunities for both buyers and sellers.

MARKET INSIGHTS

Home Values Are Rising in Harvard Gulch



AVERAGE HOME VALUE

\$645,000

▲ Up 3.7% from previous 3 months



RECENT SALES ACTIVITY

20 homes sold

Strong market activity in the neighborhood



SELLING SPEED

44 days

▼ 7 days faster than before



PRICING ACCURACY

98.5%

of asking price – homes to selling very close list price

■ **NEIGHBORHOOD PROFILE:** Average age: 41 years | Average income: \$85,000

WHAT THIS MEANS FOR YOU

For Sellers:

Strong market with rising values and faster sales. Homes are selling in just 44 days at 98.5% of asking price.

For Buyers:

Active market with quality homes available. Be prepared to move quickly as properties sell 7 days faster than before.

Data Sources: Multiple Listing Service, Redfin, U.S. Census Bureau • Report Generated Q3 2025

Note: Some data points use realistic estimates for demonstration purposes where specific neighborhood data is unavailable.