

Local Market Update for May 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Thornton

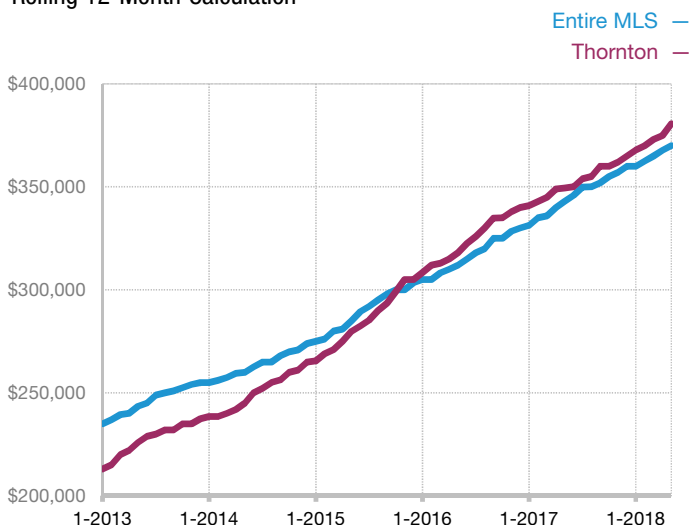
Single Family	May			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
Inventory of Active Listings	220	194	- 11.8%	--	--	--
Under Contract	224	224	0.0%	841	930	+ 10.6%
New Listings	232	272	+ 17.2%	939	1,081	+ 15.1%
Sold Listings	210	188	- 10.5%	739	779	+ 5.4%
Days on Market Until Sale	19	21	+ 10.5%	24	23	- 4.2%
Median Sales Price*	\$363,000	\$410,000	+ 12.9%	\$356,000	\$400,000	+ 12.4%
Average Sales Price*	\$378,334	\$410,845	+ 8.6%	\$370,918	\$403,479	+ 8.8%
Percent of List Price Received*	101.2%	101.4%	+ 0.2%	100.7%	100.9%	+ 0.2%

* 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	May			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
Inventory of Active Listings	43	29	- 32.6%	--	--	--
Under Contract	69	61	- 11.6%	287	277	- 3.5%
New Listings	78	74	- 5.1%	300	289	- 3.7%
Sold Listings	65	57	- 12.3%	272	259	- 4.8%
Days on Market Until Sale	13	7	- 46.2%	17	15	- 11.8%
Median Sales Price*	\$258,000	\$280,000	+ 8.5%	\$250,000	\$281,735	+ 12.7%
Average Sales Price*	\$252,078	\$268,810	+ 6.6%	\$249,606	\$276,293	+ 10.7%
Percent of List Price Received*	101.9%	101.6%	- 0.3%	101.1%	101.4%	+ 0.3%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

