

Local Market Update for January 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Thornton

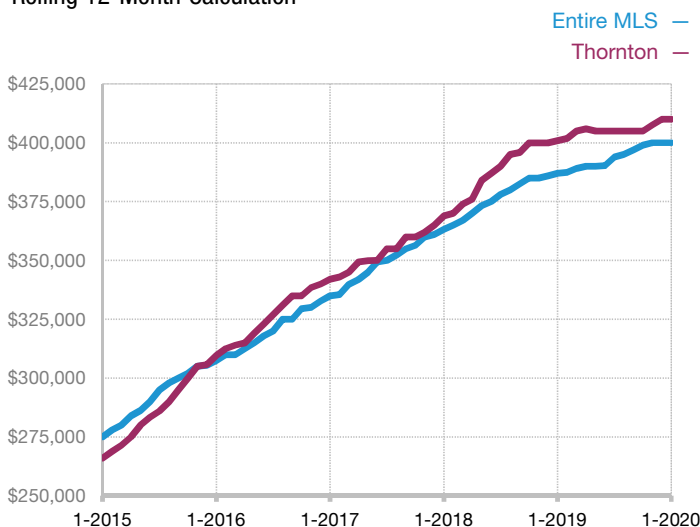
Single Family	January			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
Inventory of Active Listings	227	107	- 52.9%	--	--	--
Under Contract	157	136	- 13.4%	157	136	- 13.4%
New Listings	174	130	- 25.3%	174	130	- 25.3%
Sold Listings	109	98	- 10.1%	109	98	- 10.1%
Days on Market Until Sale	40	41	+ 2.5%	40	41	+ 2.5%
Median Sales Price*	\$399,000	\$422,500	+ 5.9%	\$399,000	\$422,500	+ 5.9%
Average Sales Price*	\$417,141	\$429,202	+ 2.9%	\$417,141	\$429,202	+ 2.9%
Percent of List Price Received*	99.0%	99.1%	+ 0.1%	99.0%	99.1%	+ 0.1%

* 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	January			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 01-2019	Thru 01-2020	Percent Change from Previous Year
Inventory of Active Listings	60	49	- 18.3%	--	--	--
Under Contract	51	67	+ 31.4%	51	67	+ 31.4%
New Listings	68	59	- 13.2%	68	59	- 13.2%
Sold Listings	38	43	+ 13.2%	38	43	+ 13.2%
Days on Market Until Sale	32	42	+ 31.3%	32	42	+ 31.3%
Median Sales Price*	\$285,000	\$280,000	- 1.8%	\$285,000	\$280,000	- 1.8%
Average Sales Price*	\$272,258	\$283,822	+ 4.2%	\$272,258	\$283,822	+ 4.2%
Percent of List Price Received*	99.2%	99.8%	+ 0.6%	99.2%	99.8%	+ 0.6%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

