

Local Market Update for December 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Thornton

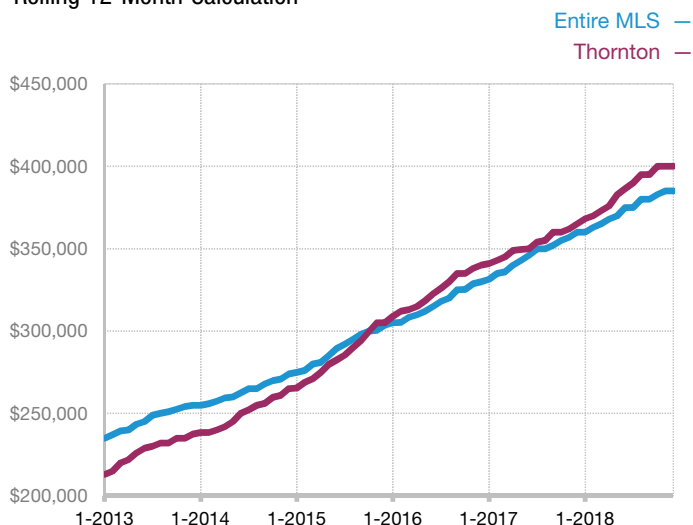
Single Family	December			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
Inventory of Active Listings	158	194	+ 22.8%	--	--	--
Under Contract	124	121	- 2.4%	2,027	2,005	- 1.1%
New Listings	81	81	0.0%	2,196	2,355	+ 7.2%
Sold Listings	162	143	- 11.7%	2,039	2,006	- 1.6%
Days on Market Until Sale	33	35	+ 6.1%	25	25	0.0%
Median Sales Price*	\$385,000	\$381,000	- 1.0%	\$365,000	\$400,000	+ 9.6%
Average Sales Price*	\$391,527	\$405,712	+ 3.6%	\$379,415	\$407,766	+ 7.5%
Percent of List Price Received*	99.5%	99.1%	- 0.4%	100.4%	100.3%	- 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	December			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 12-2017	Thru 12-2018	Percent Change from Previous Year
Inventory of Active Listings	36	37	+ 2.8%	--	--	--
Under Contract	40	41	+ 2.5%	718	626	- 12.8%
New Listings	36	35	- 2.8%	751	679	- 9.6%
Sold Listings	59	37	- 37.3%	728	628	- 13.7%
Days on Market Until Sale	15	34	+ 126.7%	16	15	- 6.3%
Median Sales Price*	\$263,000	\$257,000	- 2.3%	\$254,640	\$275,000	+ 8.0%
Average Sales Price*	\$255,679	\$257,241	+ 0.6%	\$252,705	\$271,864	+ 7.6%
Percent of List Price Received*	100.0%	99.0%	- 1.0%	100.9%	100.7%	- 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

