

Local Market Update for February 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Thornton

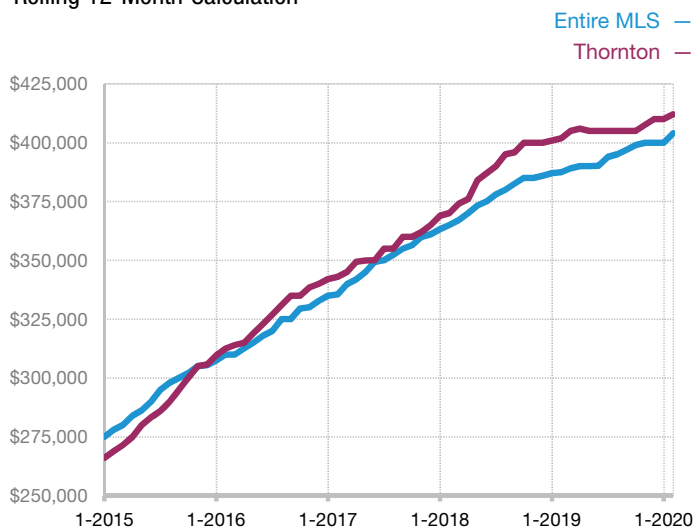
Single Family	February			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 02-2019	Thru 02-2020	Percent Change from Previous Year
Inventory of Active Listings	196	115	- 41.3%	--	--	--
Under Contract	140	137	- 2.1%	297	271	- 8.8%
New Listings	134	153	+ 14.2%	308	283	- 8.1%
Sold Listings	141	105	- 25.5%	250	203	- 18.8%
Days on Market Until Sale	44	30	- 31.8%	42	35	- 16.7%
Median Sales Price*	\$405,000	\$440,000	+ 8.6%	\$404,753	\$432,211	+ 6.8%
Average Sales Price*	\$416,402	\$451,576	+ 8.4%	\$416,724	\$440,667	+ 5.7%
Percent of List Price Received*	99.3%	99.4%	+ 0.1%	99.1%	99.2%	+ 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	February			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 02-2019	Thru 02-2020	Percent Change from Previous Year
Inventory of Active Listings	63	37	- 41.3%	--	--	--
Under Contract	55	69	+ 25.5%	106	136	+ 28.3%
New Listings	61	65	+ 6.6%	129	123	- 4.7%
Sold Listings	35	42	+ 20.0%	73	85	+ 16.4%
Days on Market Until Sale	23	45	+ 95.7%	28	43	+ 53.6%
Median Sales Price*	\$273,000	\$301,000	+ 10.3%	\$279,500	\$290,000	+ 3.8%
Average Sales Price*	\$266,443	\$300,258	+ 12.7%	\$269,431	\$291,943	+ 8.4%
Percent of List Price Received*	99.4%	100.5%	+ 1.1%	99.3%	100.2%	+ 0.9%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

