

Local Market Update for July 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Thornton

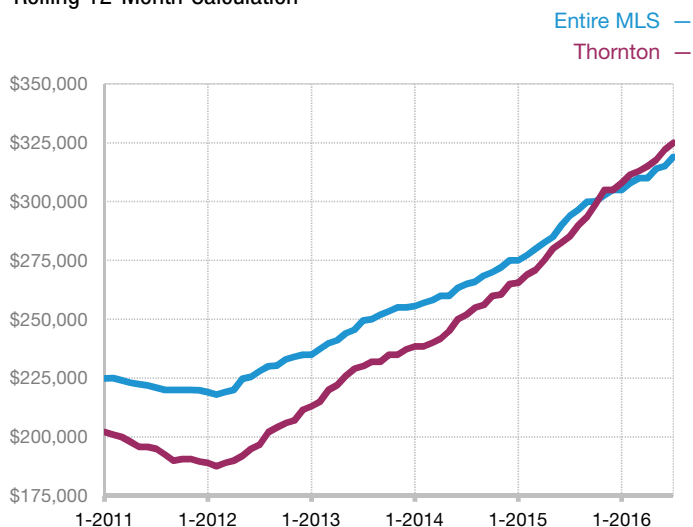
Single Family	July			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
Inventory of Active Listings	276	154	- 44.2%	--	--	--
Under Contract	167	203	+ 21.6%	1,112	1,222	+ 9.9%
New Listings	257	204	- 20.6%	1,366	1,322	- 3.2%
Sold Listings	207	170	- 17.9%	1,026	1,085	+ 5.8%
Days on Market Until Sale	13	15	+ 15.4%	14	22	+ 57.1%
Median Sales Price*	\$312,000	\$342,000	+ 9.6%	\$302,250	\$339,900	+ 12.5%
Average Sales Price*	\$322,609	\$350,740	+ 8.7%	\$310,798	\$347,364	+ 11.8%
Percent of List Price Received*	101.9%	101.6%	- 0.3%	101.6%	101.3%	- 0.3%

* 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	July			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
Inventory of Active Listings	44	29	- 34.1%	--	--	--
Under Contract	57	80	+ 40.4%	375	417	+ 11.2%
New Listings	64	68	+ 6.3%	423	434	+ 2.6%
Sold Listings	69	62	- 10.1%	330	341	+ 3.3%
Days on Market Until Sale	13	10	- 23.1%	8	11	+ 37.5%
Median Sales Price*	\$206,800	\$227,500	+ 10.0%	\$196,750	\$222,000	+ 12.8%
Average Sales Price*	\$210,382	\$221,196	+ 5.1%	\$198,284	\$217,197	+ 9.5%
Percent of List Price Received*	103.4%	102.8%	- 0.6%	101.9%	102.3%	+ 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

