

# Local Market Update for February 2018

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Thornton

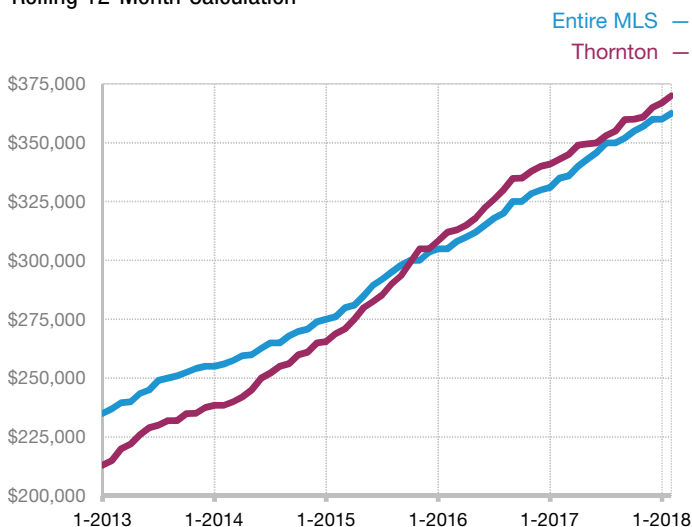
Single Family	February			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
Inventory of Active Listings	177	129	- 27.1%	--	--	--
Under Contract	131	178	+ 35.9%	242	323	+ 33.5%
New Listings	133	167	+ 25.6%	230	357	+ 55.2%
Sold Listings	104	122	+ 17.3%	229	248	+ 8.3%
Days on Market Until Sale	31	23	- 25.8%	28	27	- 3.6%
Median Sales Price*	\$352,250	\$397,000	+ 12.7%	\$350,000	\$388,750	+ 11.1%
Average Sales Price*	\$363,227	\$402,886	+ 10.9%	\$355,627	\$394,743	+ 11.0%
Percent of List Price Received*	100.0%	100.8%	+ 0.8%	100.0%	100.4%	+ 0.4%

\* 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	2017	2018	Percent Change from Previous Year	Thru 02-2017	Thru 02-2018	Percent Change from Previous Year
Inventory of Active Listings	31	23	- 25.8%	--	--	--
Under Contract	50	44	- 12.0%	92	93	+ 1.1%
New Listings	41	41	0.0%	89	94	+ 5.6%
Sold Listings	42	38	- 9.5%	88	82	- 6.8%
Days on Market Until Sale	26	14	- 46.2%	21	19	- 9.5%
Median Sales Price*	\$241,250	\$279,950	+ 16.0%	\$243,000	\$280,000	+ 15.2%
Average Sales Price*	\$248,434	\$279,068	+ 12.3%	\$240,531	\$270,328	+ 12.4%
Percent of List Price Received*	100.5%	101.0%	+ 0.5%	100.4%	100.6%	+ 0.2%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

