

Local Market Update for June 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Thornton

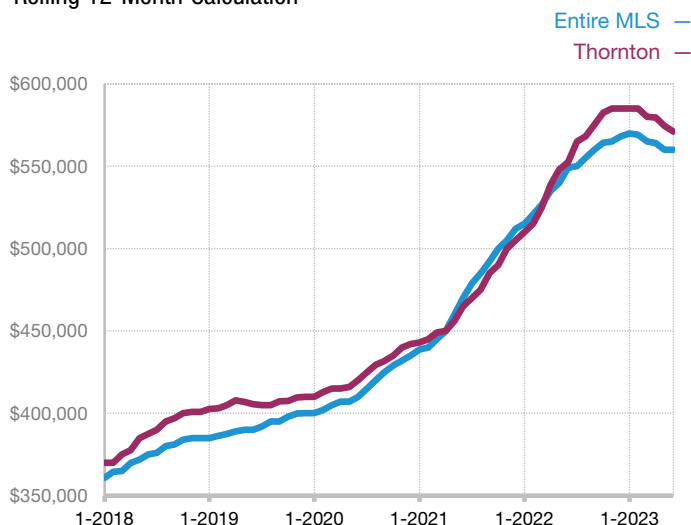
| Single Family | June | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2022 | 2023 | Percent Change from Previous Year | Thru 06-2022 | Thru 06-2023 | Percent Change from Previous Year |
| Inventory of Active Listings | 302 | 195 | - 35.4% | -- | -- | -- |
| Under Contract | 115 | 149 | + 29.6% | 904 | 815 | - 9.8% |
| New Listings | 257 | 188 | - 26.8% | 1,154 | 908 | - 21.3% |
| Sold Listings | 159 | 155 | - 2.5% | 873 | 757 | - 13.3% |
| Days on Market Until Sale | 12 | 27 | + 125.0% | 11 | 34 | + 209.1% |
| Median Sales Price* | \$600,000 | \$599,000 | - 0.2% | \$596,000 | \$566,000 | - 5.0% |
| Average Sales Price* | \$616,860 | \$603,800 | - 2.1% | \$607,854 | \$580,530 | - 4.5% |
| Percent of List Price Received* | 102.5% | 100.2% | - 2.2% | 104.7% | 99.7% | - 4.8% |

* 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 | June | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2022 | 2023 | Percent Change from Previous Year | Thru 06-2022 | Thru 06-2023 | Percent Change from Previous Year |
| Inventory of Active Listings | 45 | 55 | + 22.2% | -- | -- | -- |
| Under Contract | 52 | 32 | - 38.5% | 321 | 239 | - 25.5% |
| New Listings | 69 | 46 | - 33.3% | 347 | 274 | - 21.0% |
| Sold Listings | 62 | 40 | - 35.5% | 306 | 233 | - 23.9% |
| Days on Market Until Sale | 12 | 16 | + 33.3% | 12 | 25 | + 108.3% |
| Median Sales Price* | \$416,250 | \$409,000 | - 1.7% | \$410,000 | \$394,000 | - 3.9% |
| Average Sales Price* | \$416,749 | \$396,457 | - 4.9% | \$408,579 | \$385,226 | - 5.7% |
| Percent of List Price Received* | 103.9% | 100.4% | - 3.4% | 105.7% | 100.1% | - 5.3% |

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

