

# Local Market Update for September 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Thornton

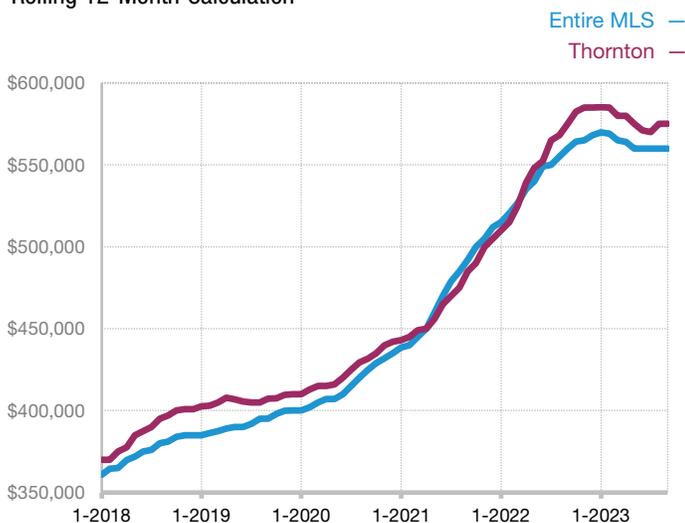
Single Family	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Inventory of Active Listings	349	<b>226</b>	- 35.2%	--	--	--
Under Contract	135	<b>109</b>	- 19.3%	1,343	<b>1,179</b>	- 12.2%
New Listings	163	<b>132</b>	- 19.0%	1,722	<b>1,371</b>	- 20.4%
Sold Listings	158	<b>118</b>	- 25.3%	1,293	<b>1,136</b>	- 12.1%
Days on Market Until Sale	33	<b>25</b>	- 24.2%	16	<b>32</b>	+ 100.0%
Median Sales Price*	\$585,000	<b>\$602,500</b>	+ 3.0%	\$590,000	<b>\$576,490</b>	- 2.3%
Average Sales Price*	\$594,925	<b>\$610,697</b>	+ 2.7%	\$603,485	<b>\$591,715</b>	- 2.0%
Percent of List Price Received*	98.8%	<b>99.3%</b>	+ 0.5%	103.1%	<b>99.6%</b>	- 3.4%

\* 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	September			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 09-2022	Thru 09-2023	Percent Change from Previous Year
Inventory of Active Listings	85	<b>39</b>	- 54.1%	--	--	--
Under Contract	48	<b>34</b>	- 29.2%	462	<b>357</b>	- 22.7%
New Listings	54	<b>32</b>	- 40.7%	538	<b>397</b>	- 26.2%
Sold Listings	54	<b>35</b>	- 35.2%	458	<b>341</b>	- 25.5%
Days on Market Until Sale	18	<b>86</b>	+ 377.8%	13	<b>31</b>	+ 138.5%
Median Sales Price*	\$394,000	<b>\$405,000</b>	+ 2.8%	\$402,500	<b>\$394,000</b>	- 2.1%
Average Sales Price*	\$389,447	<b>\$399,561</b>	+ 2.6%	\$403,190	<b>\$388,609</b>	- 3.6%
Percent of List Price Received*	100.0%	<b>98.3%</b>	- 1.7%	104.1%	<b>99.9%</b>	- 4.0%

\* 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

