

Local Market Update for November 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Thornton

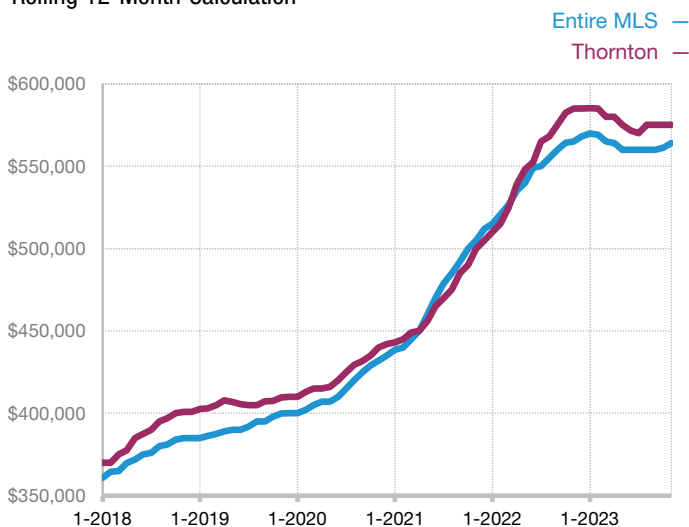
Single Family	November			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
Inventory of Active Listings	297	198	- 33.3%	--	--	--
Under Contract	109	94	- 13.8%	1,557	1,360	- 12.7%
New Listings	109	99	- 9.2%	1,958	1,580	- 19.3%
Sold Listings	111	105	- 5.4%	1,557	1,340	- 13.9%
Days on Market Until Sale	38	46	+ 21.1%	19	33	+ 73.7%
Median Sales Price*	\$570,000	\$589,960	+ 3.5%	\$589,900	\$575,000	- 2.5%
Average Sales Price*	\$584,037	\$587,633	+ 0.6%	\$602,162	\$591,818	- 1.7%
Percent of List Price Received*	97.4%	98.7%	+ 1.3%	102.3%	99.5%	- 2.7%

* 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	November			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 11-2022	Thru 11-2023	Percent Change from Previous Year
Inventory of Active Listings	72	41	- 43.1%	--	--	--
Under Contract	34	27	- 20.6%	534	408	- 23.6%
New Listings	36	26	- 27.8%	604	460	- 23.8%
Sold Listings	33	28	- 15.2%	546	403	- 26.2%
Days on Market Until Sale	25	39	+ 56.0%	15	36	+ 140.0%
Median Sales Price*	\$394,000	\$392,500	- 0.4%	\$400,000	\$394,000	- 1.5%
Average Sales Price*	\$395,538	\$360,805	- 8.8%	\$401,766	\$387,473	- 3.6%
Percent of List Price Received*	99.3%	98.8%	- 0.5%	103.3%	99.8%	- 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.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

