

# Local Market Update for July 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Thornton

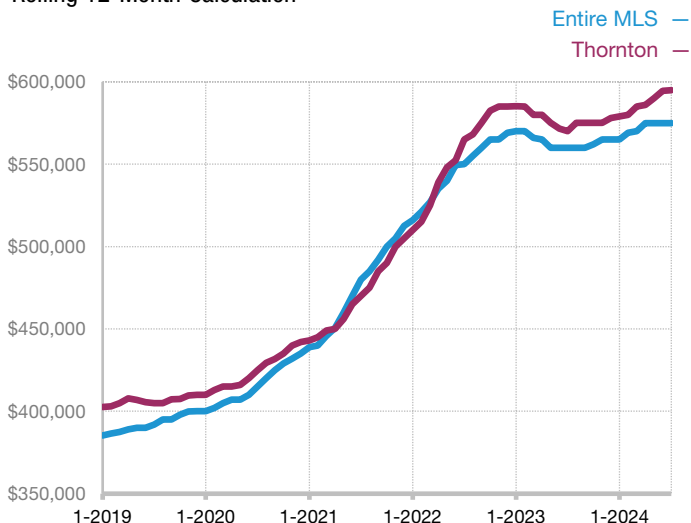
Single Family	July			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
Inventory of Active Listings	252	207	- 17.9%	--	--	--
Under Contract	136	89	- 34.6%	936	729	- 22.1%
New Listings	168	138	- 17.9%	1,074	872	- 18.8%
Sold Listings	137	88	- 35.8%	896	703	- 21.5%
Days on Market Until Sale	24	29	+ 20.8%	33	34	+ 3.0%
Median Sales Price*	\$580,000	\$587,000	+ 1.2%	\$569,950	\$595,000	+ 4.4%
Average Sales Price*	\$602,133	\$605,351	+ 0.5%	\$584,143	\$607,053	+ 3.9%
Percent of List Price Received*	99.8%	99.3%	- 0.5%	99.7%	99.6%	- 0.1%

\* 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	2023	2024	Percent Change from Previous Year	Thru 07-2023	Thru 07-2024	Percent Change from Previous Year
Inventory of Active Listings	69	67	- 2.9%	--	--	--
Under Contract	39	43	+ 10.3%	277	243	- 12.3%
New Listings	44	40	- 9.1%	318	299	- 6.0%
Sold Listings	27	33	+ 22.2%	261	229	- 12.3%
Days on Market Until Sale	26	21	- 19.2%	26	28	+ 7.7%
Median Sales Price*	\$420,000	\$385,000	- 8.3%	\$396,000	\$385,000	- 2.8%
Average Sales Price*	\$413,015	\$375,170	- 9.2%	\$388,196	\$370,045	- 4.7%
Percent of List Price Received*	99.9%	99.1%	- 0.8%	100.1%	99.6%	- 0.5%

\* 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

