

# Local Market Update for November 2020

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Thornton

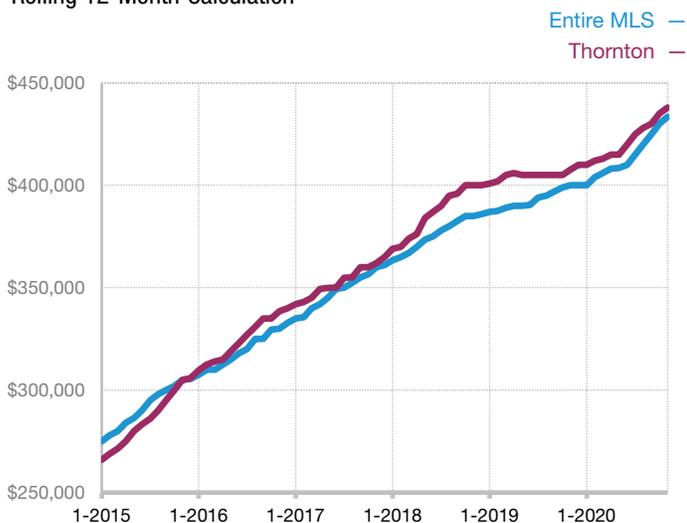
Single Family	November			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 11-2019	Thru 11-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	219	41	- 81.3%	--	--	--
Under Contract	136	145	+ 6.6%	2,012	1,875	- 6.8%
New Listings	121	121	0.0%	2,271	1,938	- 14.7%
Sold Listings	138	161	+ 16.7%	1,940	1,804	- 7.0%
Days on Market Until Sale	30	11	- 63.3%	27	19	- 29.6%
Median Sales Price*	\$416,250	<b>\$443,000</b>	+ 6.4%	\$410,000	<b>\$440,950</b>	+ 7.5%
Average Sales Price*	\$426,583	<b>\$459,522</b>	+ 7.7%	\$422,823	<b>\$449,803</b>	+ 6.4%
Percent of List Price Received*	99.1%	<b>101.0%</b>	+ 1.9%	99.6%	<b>100.5%</b>	+ 0.9%

\* 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		
	2019	2020	Percent Change from Previous Year	Thru 11-2019	Thru 11-2020	Percent Change from Previous Year
<b>Key Metrics</b>						
Inventory of Active Listings	114	23	- 79.8%	--	--	--
Under Contract	44	68	+ 54.5%	688	680	- 1.2%
New Listings	54	39	- 27.8%	847	715	- 15.6%
Sold Listings	46	63	+ 37.0%	609	708	+ 16.3%
Days on Market Until Sale	25	14	- 44.0%	22	23	+ 4.5%
Median Sales Price*	\$297,000	<b>\$321,907</b>	+ 8.4%	\$290,000	<b>\$310,000</b>	+ 6.9%
Average Sales Price*	\$292,595	<b>\$309,758</b>	+ 5.9%	\$285,495	<b>\$304,271</b>	+ 6.6%
Percent of List Price Received*	99.7%	<b>101.2%</b>	+ 1.5%	100.0%	<b>100.6%</b>	+ 0.6%

\* 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

