

Local Market Update for June 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Thornton

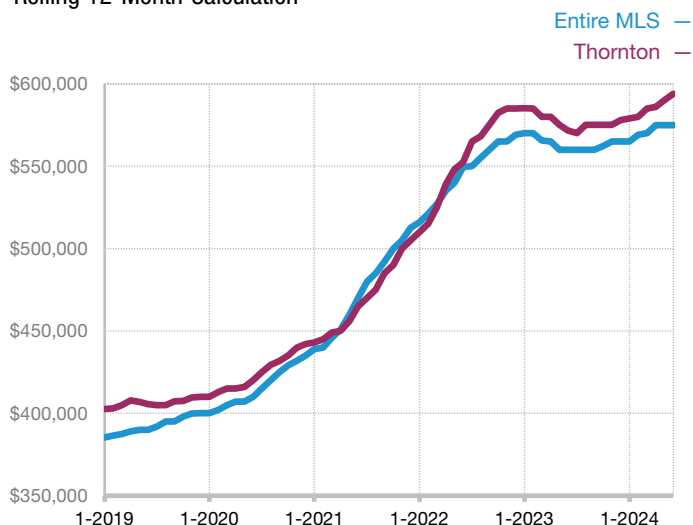
| Single Family | June | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2023 | 2024 | Percent Change from Previous Year | Thru 06-2023 | Thru 06-2024 | Percent Change from Previous Year |
| Inventory of Active Listings | 238 | 157 | - 34.0% | -- | -- | -- |
| Under Contract | 135 | 116 | - 14.1% | 800 | 653 | - 18.4% |
| New Listings | 186 | 119 | - 36.0% | 906 | 734 | - 19.0% |
| Sold Listings | 155 | 105 | - 32.3% | 759 | 614 | - 19.1% |
| Days on Market Until Sale | 27 | 25 | - 7.4% | 34 | 35 | + 2.9% |
| Median Sales Price* | \$599,000 | \$600,000 | + 0.2% | \$567,000 | \$596,475 | + 5.2% |
| Average Sales Price* | \$603,800 | \$621,176 | + 2.9% | \$580,895 | \$607,202 | + 4.5% |
| Percent of List Price Received* | 100.2% | 100.3% | + 0.1% | 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 | June | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2023 | 2024 | Percent Change from Previous Year | Thru 06-2023 | Thru 06-2024 | Percent Change from Previous Year |
| Inventory of Active Listings | 70 | 74 | + 5.7% | -- | -- | -- |
| Under Contract | 30 | 29 | - 3.3% | 238 | 202 | - 15.1% |
| New Listings | 46 | 50 | + 8.7% | 274 | 259 | - 5.5% |
| Sold Listings | 40 | 33 | - 17.5% | 234 | 196 | - 16.2% |
| Days on Market Until Sale | 16 | 32 | + 100.0% | 26 | 29 | + 11.5% |
| Median Sales Price* | \$409,000 | \$380,000 | - 7.1% | \$394,500 | \$386,400 | - 2.1% |
| Average Sales Price* | \$396,457 | \$368,176 | - 7.1% | \$385,332 | \$369,182 | - 4.2% |
| Percent of List Price Received* | 100.4% | 100.5% | + 0.1% | 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

