

Weekly Vibes



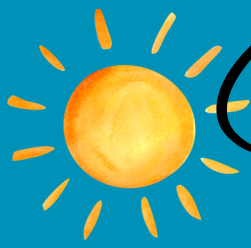
April 4, 2025

Well hey y'all! It's been a minute! So the exciting news is that the amazing team I'm a part of, The New Door Group, switched brokerages and we're now a part of Coldwell Banker. It's been busy and my *Weekly Vibes* took a backseat for a bit. I'm excited to get back into it!

The past few months have been a bit of a roller coaster...anyone else? There never seems to be enough time for everything that needs to get done, or that I WANT to do. I joke that I could catch up on things if I didn't need sleep. You know what else has been a roller coaster? The weather! Oh my gosh, the other day I was sitting at home working and saw the sun, heard thunder, then it rained, snowed, and hailed...in that order!! Then the next day was more sun, rain, snow, and ice. Spring weather is nuts.

You may be wondering about the photo below...a cute pup in a storage tote giving me the side-eye. Well, a little over two weeks ago Calypso was diagnosed with a ruptured disc. Mini dachshunds are notorious for back problems. Doc says 6 weeks of strict rest and medications. Do you know how hard it is to keep a 5 year old, type A, diva dog still?! Sedatives and sunshine – that's how. It was about 75° that day (in March...in Colorado!) and we wanted to be outside. As long as I moved the tote with the sun, she was golden. 🌞🐶





Weekly Vibes



April 4, 2025

This Week's Local Happenings

April 4, 2025

Colorado Rockies Home Opener



Celebrate Opening Day at Coors Field as the Rockies face the Athletics on April 4, 2025, at 2:10 PM MST! For inquiries about group tickets (20+), suites, premium seating, or party facilities, please call (303) 312-2449. Click [HERE](#) for more info.

April 5-6, 2025

Rocky Mountain Train Show!

Visit the largest model train show west of the Mississippi River at the National Western Complex. Make it a day or a weekend of Family Fun with 3 acres of model, toy trains of all scales, with more than 30 operating train layouts including three large LEGO displays, more than 60 vendors and 16 plus manufacturers. Click [HERE](#) for more info.

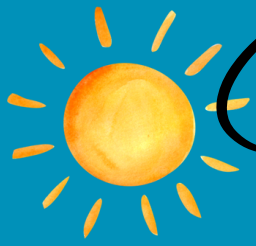


April 6, 2025

Donut Dash 5K Run/Walk



The race will be staged from the Mount Vernon Garden at Washington Park in Denver. Washington Park is a long and rectangular park bordered by Virginia Avenue on the north, Downing Street on the west, Louisiana Avenue on the south, and Franklin Street on the east. It is one mile long by a quarter mile wide, covering 165 acres, making it one of the largest parks in Denver. Click [HERE](#) for more info.



Weekly Vibes



April 4, 2025

Real Estate Market Snapshot

March 2025: Zip Code 80602
(north Thornton & Brighton area)

MARKET SNAPSHOT

ZIP CODE: 80602
MARCH 2025
Single Family

🏠

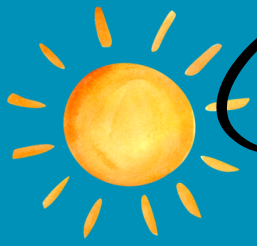
\$710K

Avg. Sales Price ↓ 3%

<div style="display: flex; justify-content: center; align-items: center;"> 🏠 <div> <h2 style="margin: 0;">\$755K</h2> <p style="margin: 0;">Avg. List Price</p> <p style="margin: 0;">↑ 3%</p> </div> </div>	<div style="display: flex; justify-content: center; align-items: center;"> 🏠 <div> <h2 style="margin: 0;">49</h2> <p style="margin: 0;">No. of Prop. Sold</p> <p style="margin: 0;">↑ 56%</p> </div> </div>
<div style="display: flex; justify-content: center; align-items: center;"> 📅 <div> <h2 style="margin: 0;">58</h2> <p style="margin: 0;">Avg. Days on Market</p> <p style="margin: 0;">↑ 17%</p> </div> </div>	<div style="display: flex; justify-content: center; align-items: center;"> 🏠 <div> <h2 style="margin: 0;">107</h2> <p style="margin: 0;">New Listings</p> <p style="margin: 0;">↑ 129%</p> </div> </div>

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Based on data from REcolorado for property type(s) single family in the price range \$0 - \$999,999,999 for the period December 2024 - March 2025. March 2025 stats are compared to previous 3 months' average. Source data is deemed reliable but not guaranteed.



Weekly Vibes



April 4, 2025

National Days...just for fun!

April 4, 2025

National Walk Around Things Day



This day may be looked at both figuratively and literally. Literally, one would not walk through a puddle of water or mud; one would walk around it...maybe. 😊 Another possible intent of this day could very well be to walk around things such as a neighborhood, park, or shopping mall.

[More Info here](#)

April 5, 2025

National Caramel Day

Caramel lovers celebrate their favorite treat on National Caramel Day each year. This versatile confection adds delicious, creamy flavor to desserts, pastries, and candies. But the real question is what is the correct pronunciation! I feel like there are so many ways to pronounce it that I can't seem to make it sound right anymore! 😊

[More Info here](#)



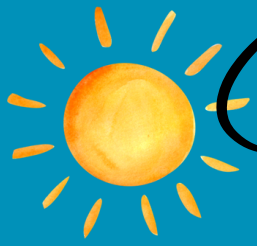
April 7, 2025

National Beer Day



National Beer Day recognizes the world's most widely consumed alcoholic beverage. Following water and tea, it is the third most popular drink overall. One of the world's oldest prepared beverages, beer possibly dates back to 9500 BC when cereal was first farmed. Coincidence? Probably not. 😊

[More Info here](#)



Weekly Vibes



April 4, 2025

Featured Listings



Thornton

3063 East 148th Place
\$899,000
5 bed/4 bath 3933sq.ft 1/3+ acre

Listed by Compass agent @sehastings

[Click here for the low-down](#) 😊

Northglenn

10826 Livingston Drive
\$520,000
3 bed/3 bath 1868sq.ft 0.22 acres

Listed by Compass agent
@gretchen_thenewdoorgroup

[Click here for the low-down](#) 😊



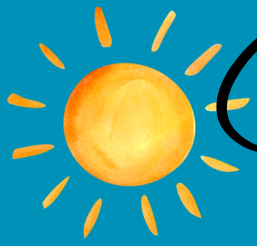
Broomfield

2466 Spruce Meadows Drive
\$4,395,000
5 bed/7 bath 7059sq.ft 1.24 acres

Listed by Compass agents
@hunterhayesrealestate & carriekorth

[Click here for the low-down](#) 😊





Weekly Vibes



April 4, 2025

Thanks for reading, clicking, communicating, and all that goodness! I'd love to get together and chat...whether it be about life, family, troubles, praises, or even real estate! Don't hesitate to reach out!

Let's
Connect!



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