

Local Market Update for March 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

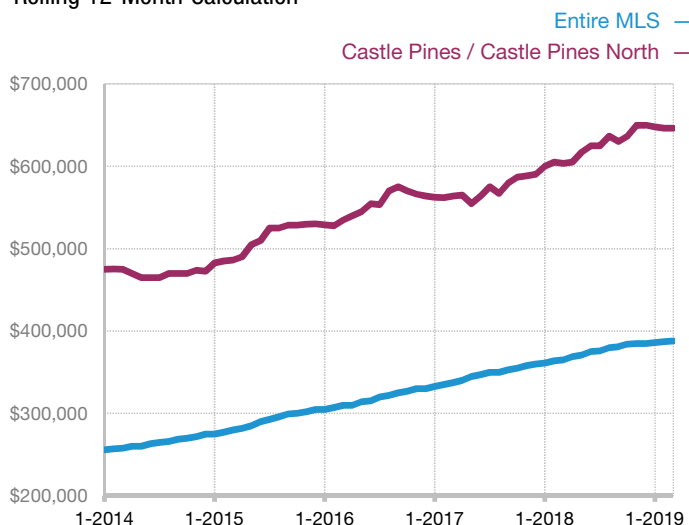
| Single Family | March | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2018 | 2019 | Percent Change from Previous Year | Thru 03-2018 | Thru 03-2019 | Percent Change from Previous Year |
| Inventory of Active Listings | 41 | 34 | - 17.1% | -- | -- | -- |
| Under Contract | 28 | 19 | - 32.1% | 51 | 54 | + 5.9% |
| New Listings | 34 | 23 | - 32.4% | 64 | 58 | - 9.4% |
| Sold Listings | 13 | 13 | 0.0% | 31 | 36 | + 16.1% |
| Days on Market Until Sale | 56 | 57 | + 1.8% | 57 | 57 | 0.0% |
| Median Sales Price* | \$645,000 | \$625,000 | - 3.1% | \$650,000 | \$620,000 | - 4.6% |
| Average Sales Price* | \$755,623 | \$763,992 | + 1.1% | \$714,290 | \$708,996 | - 0.7% |
| Percent of List Price Received* | 99.0% | 98.7% | - 0.3% | 98.8% | 98.6% | - 0.2% |

* 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 | March | | | Year to Date | | |
|---------------------------------|-----------|-----------|-----------------------------------|--------------|--------------|-----------------------------------|
| Key Metrics | 2018 | 2019 | Percent Change from Previous Year | Thru 03-2018 | Thru 03-2019 | Percent Change from Previous Year |
| Inventory of Active Listings | 2 | 2 | 0.0% | -- | -- | -- |
| Under Contract | 1 | 4 | + 300.0% | 2 | 6 | + 200.0% |
| New Listings | 1 | 5 | + 400.0% | 3 | 7 | + 133.3% |
| Sold Listings | 2 | 1 | - 50.0% | 3 | 2 | - 33.3% |
| Days on Market Until Sale | 14 | 4 | - 71.4% | 11 | 3 | - 72.7% |
| Median Sales Price* | \$397,450 | \$350,000 | - 11.9% | \$388,000 | \$377,600 | - 2.7% |
| Average Sales Price* | \$397,450 | \$350,000 | - 11.9% | \$394,300 | \$377,600 | - 4.2% |
| Percent of List Price Received* | 100.0% | 100.0% | 0.0% | 99.4% | 100.7% | + 1.3% |

* 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

