

# Local Market Update for January 2017

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Castle Rock

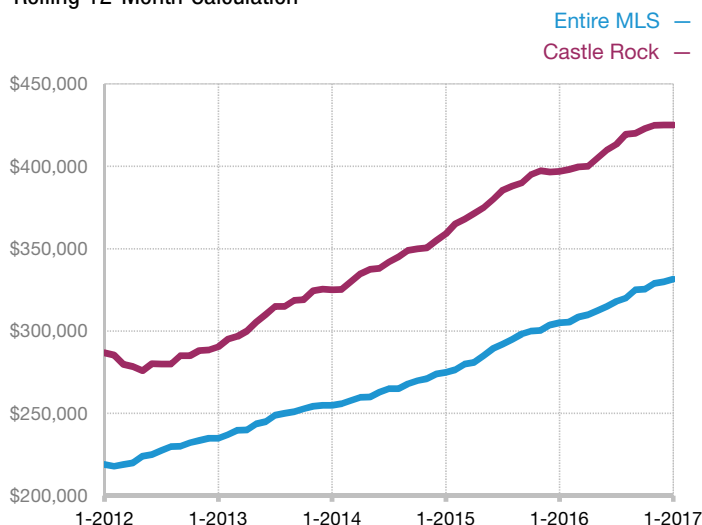
Single Family	January			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 01-2016	Thru 01-2017	Percent Change from Previous Year
Inventory of Active Listings	365	244	- 33.2%	--	--	--
Under Contract	114	110	- 3.5%	114	110	- 3.5%
New Listings	148	131	- 11.5%	148	131	- 11.5%
Sold Listings	93	89	- 4.3%	93	89	- 4.3%
Days on Market Until Sale	47	59	+ 25.5%	47	59	+ 25.5%
Median Sales Price*	\$395,000	\$405,000	+ 2.5%	\$395,000	\$405,000	+ 2.5%
Average Sales Price*	\$498,812	\$456,108	- 8.6%	\$498,812	\$456,108	- 8.6%
Percent of List Price Received*	99.3%	98.5%	- 0.8%	99.3%	98.5%	- 0.8%

\* 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	January			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 01-2016	Thru 01-2017	Percent Change from Previous Year
Inventory of Active Listings	24	24	0.0%	--	--	--
Under Contract	18	19	+ 5.6%	18	19	+ 5.6%
New Listings	26	17	- 34.6%	26	17	- 34.6%
Sold Listings	17	10	- 41.2%	17	10	- 41.2%
Days on Market Until Sale	23	12	- 47.8%	23	12	- 47.8%
Median Sales Price*	\$265,000	\$266,950	+ 0.7%	\$265,000	\$266,950	+ 0.7%
Average Sales Price*	\$289,179	\$263,650	- 8.8%	\$289,179	\$263,650	- 8.8%
Percent of List Price Received*	99.0%	99.5%	+ 0.5%	99.0%	99.5%	+ 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

