

Local Market Update for December 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Rock

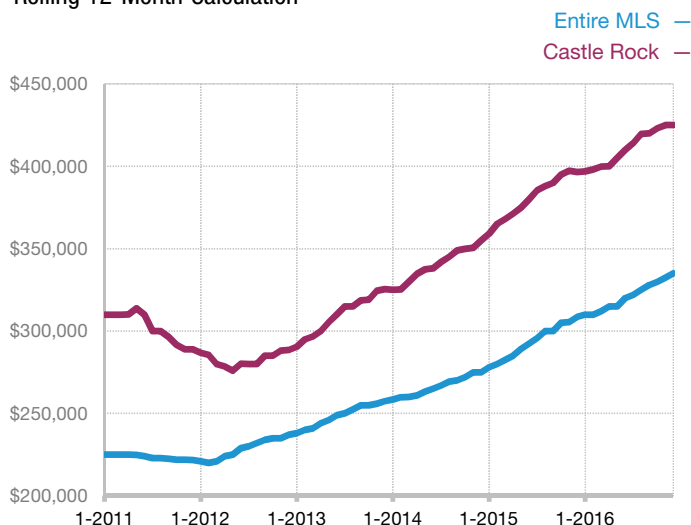
Single Family	December			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 12-2015	Thru 12-2016	Percent Change from Previous Year
Inventory of Active Listings	370	249	- 32.7%	--	--	--
Under Contract	96	95	- 1.0%	1,673	1,699	+ 1.6%
New Listings	66	82	+ 24.2%	2,082	2,134	+ 2.5%
Sold Listings	118	124	+ 5.1%	1,652	1,697	+ 2.7%
Days on Market Until Sale	43	58	+ 34.9%	39	43	+ 10.3%
Median Sales Price*	\$381,500	\$406,000	+ 6.4%	\$396,511	\$425,000	+ 7.2%
Average Sales Price*	\$424,067	\$453,758	+ 7.0%	\$456,042	\$490,240	+ 7.5%
Percent of List Price Received*	99.0%	98.5%	- 0.5%	99.5%	99.3%	- 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	December			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 12-2015	Thru 12-2016	Percent Change from Previous Year
Inventory of Active Listings	20	26	+ 30.0%	--	--	--
Under Contract	15	10	- 33.3%	345	297	- 13.9%
New Listings	13	14	+ 7.7%	378	340	- 10.1%
Sold Listings	27	30	+ 11.1%	334	305	- 8.7%
Days on Market Until Sale	56	13	- 76.8%	20	19	- 5.0%
Median Sales Price*	\$265,500	\$289,950	+ 9.2%	\$247,000	\$280,000	+ 13.4%
Average Sales Price*	\$312,892	\$283,607	- 9.4%	\$261,778	\$292,281	+ 11.7%
Percent of List Price Received*	99.3%	99.8%	+ 0.5%	99.9%	100.4%	+ 0.5%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo
Rolling 12-Month Calculation

