

# Local Market Update for April 2022

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Castle Pines / Castle Pines North

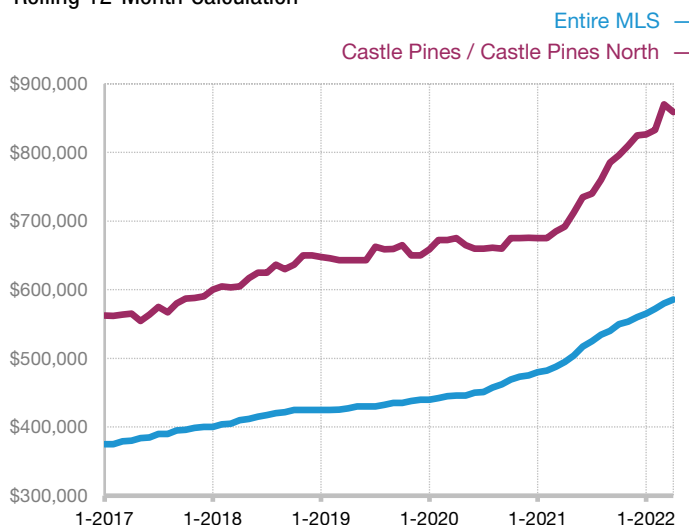
Single Family	April			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
Inventory of Active Listings	13	15	+ 15.4%	--	--	--
Under Contract	19	32	+ 68.4%	78	96	+ 23.1%
New Listings	25	40	+ 60.0%	80	104	+ 30.0%
Sold Listings	25	10	- 60.0%	89	64	- 28.1%
Days on Market Until Sale	12	14	+ 16.7%	19	17	- 10.5%
Median Sales Price*	\$890,000	\$837,500	- 5.9%	\$805,000	\$967,500	+ 20.2%
Average Sales Price*	\$971,439	\$1,051,805	+ 8.3%	\$849,649	\$1,088,430	+ 28.1%
Percent of List Price Received*	103.4%	107.3%	+ 3.8%	101.4%	105.1%	+ 3.6%

\* 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	April			Year to Date		
Key Metrics	2021	2022	Percent Change from Previous Year	Thru 04-2021	Thru 04-2022	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	3	1	- 66.7%	13	8	- 38.5%
New Listings	4	1	- 75.0%	12	4	- 66.7%
Sold Listings	6	2	- 66.7%	17	3	- 82.4%
Days on Market Until Sale	14	54	+ 285.7%	31	47	+ 51.6%
Median Sales Price*	\$509,740	\$673,473	+ 32.1%	\$510,940	\$727,280	+ 42.3%
Average Sales Price*	\$524,479	\$673,473	+ 28.4%	\$526,529	\$691,408	+ 31.3%
Percent of List Price Received*	101.9%	101.6%	- 0.3%	100.5%	101.1%	+ 0.6%

\* 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

