

# Local Market Update for June 2023

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Castle Pines / Castle Pines North

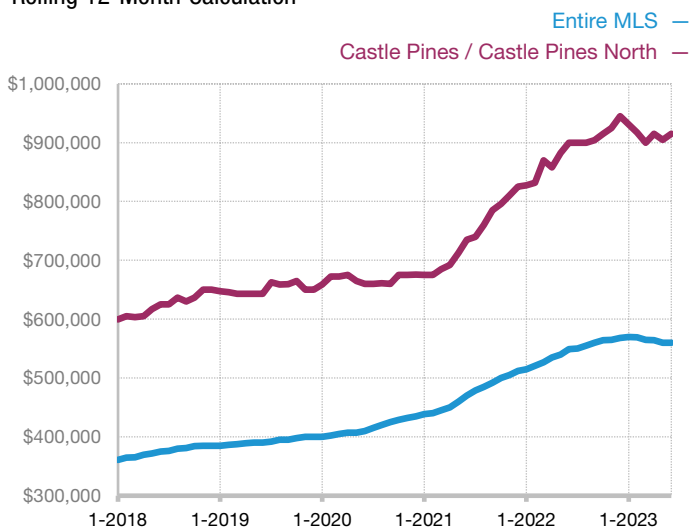
Single Family	June			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
Inventory of Active Listings	43	31	- 27.9%	--	--	--
Under Contract	27	26	- 3.7%	152	145	- 4.6%
New Listings	44	26	- 40.9%	188	165	- 12.2%
Sold Listings	29	25	- 13.8%	133	131	- 1.5%
Days on Market Until Sale	17	21	+ 23.5%	15	36	+ 140.0%
Median Sales Price*	\$919,328	\$1,095,000	+ 19.1%	\$955,680	\$935,000	- 2.2%
Average Sales Price*	\$1,093,256	\$1,114,835	+ 2.0%	\$1,079,707	\$1,082,765	+ 0.3%
Percent of List Price Received*	103.2%	99.9%	- 3.2%	104.3%	98.9%	- 5.2%

\* 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	June			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 06-2022	Thru 06-2023	Percent Change from Previous Year
Inventory of Active Listings	8	9	+ 12.5%	--	--	--
Under Contract	4	9	+ 125.0%	12	26	+ 116.7%
New Listings	9	8	- 11.1%	16	33	+ 106.3%
Sold Listings	4	4	0.0%	11	19	+ 72.7%
Days on Market Until Sale	8	29	+ 262.5%	36	49	+ 36.1%
Median Sales Price*	\$590,000	\$623,452	+ 5.7%	\$605,000	\$578,510	- 4.4%
Average Sales Price*	\$588,500	\$632,949	+ 7.6%	\$644,789	\$600,644	- 6.8%
Percent of List Price Received*	99.9%	98.7%	- 1.2%	101.5%	99.2%	- 2.3%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

