

Local Market Update for July 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

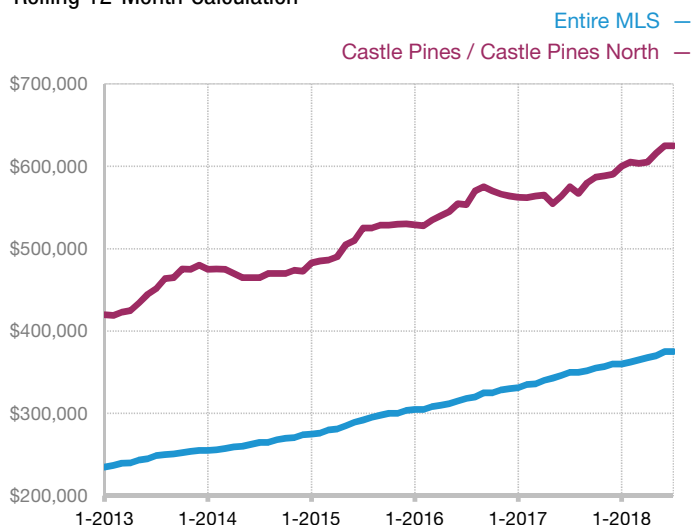
Single Family	July			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
Inventory of Active Listings	60	47	- 21.7%	--	--	--
Under Contract	18	21	+ 16.7%	144	147	+ 2.1%
New Listings	25	23	- 8.0%	184	190	+ 3.3%
Sold Listings	17	24	+ 41.2%	135	126	- 6.7%
Days on Market Until Sale	23	52	+ 126.1%	46	41	- 10.9%
Median Sales Price*	\$620,000	\$634,250	+ 2.3%	\$589,000	\$649,950	+ 10.3%
Average Sales Price*	\$645,418	\$729,246	+ 13.0%	\$668,695	\$735,970	+ 10.1%
Percent of List Price Received*	99.1%	98.9%	- 0.2%	98.6%	98.8%	+ 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	July			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 07-2017	Thru 07-2018	Percent Change from Previous Year
Inventory of Active Listings	0	1	--	--	--	--
Under Contract	2	1	- 50.0%	13	7	- 46.2%
New Listings	1	1	0.0%	12	8	- 33.3%
Sold Listings	3	0	- 100.0%	10	6	- 40.0%
Days on Market Until Sale	39	0	- 100.0%	19	14	- 26.3%
Median Sales Price*	\$440,000	\$0	- 100.0%	\$386,750	\$398,000	+ 2.9%
Average Sales Price*	\$446,667	\$0	- 100.0%	\$396,030	\$399,317	+ 0.8%
Percent of List Price Received*	98.4%	0.0%	- 100.0%	98.6%	98.4%	- 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

