

Local Market Update for May 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

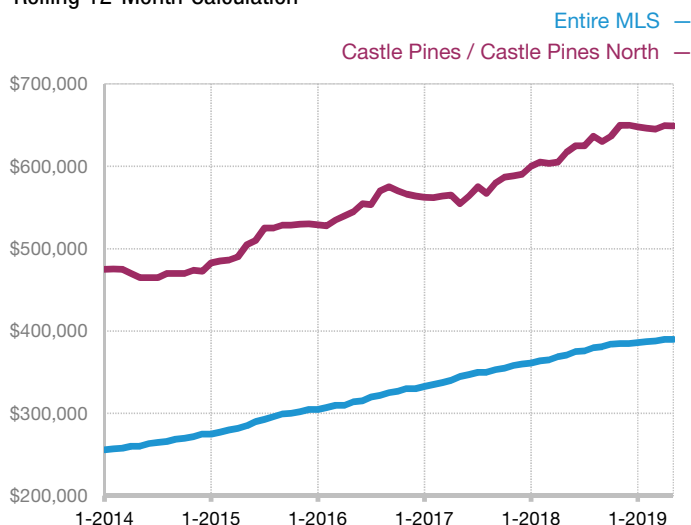
Single Family	May			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 05-2018	Thru 05-2019	Percent Change from Previous Year
Inventory of Active Listings	58	65	+ 12.1%	--	--	--
Under Contract	25	17	- 32.0%	97	103	+ 6.2%
New Listings	39	47	+ 20.5%	134	144	+ 7.5%
Sold Listings	29	30	+ 3.4%	86	79	- 8.1%
Days on Market Until Sale	26	40	+ 53.8%	40	44	+ 10.0%
Median Sales Price*	\$700,000	\$716,944	+ 2.4%	\$649,950	\$633,000	- 2.6%
Average Sales Price*	\$811,759	\$826,842	+ 1.9%	\$737,581	\$748,284	+ 1.5%
Percent of List Price Received*	98.8%	98.9%	+ 0.1%	98.8%	98.8%	0.0%

* 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	May			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 05-2018	Thru 05-2019	Percent Change from Previous Year
Inventory of Active Listings	0	6	--	--	--	--
Under Contract	2	3	+ 50.0%	5	10	+ 100.0%
New Listings	1	5	+ 400.0%	5	15	+ 200.0%
Sold Listings	2	2	0.0%	5	7	+ 40.0%
Days on Market Until Sale	23	76	+ 230.4%	16	26	+ 62.5%
Median Sales Price*	\$391,500	\$470,000	+ 20.1%	\$388,000	\$448,000	+ 15.5%
Average Sales Price*	\$391,500	\$470,000	+ 20.1%	\$393,180	\$439,548	+ 11.8%
Percent of List Price Received*	97.2%	96.4%	- 0.8%	98.5%	98.8%	+ 0.3%

* 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

