

Local Market Update for November 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Rock

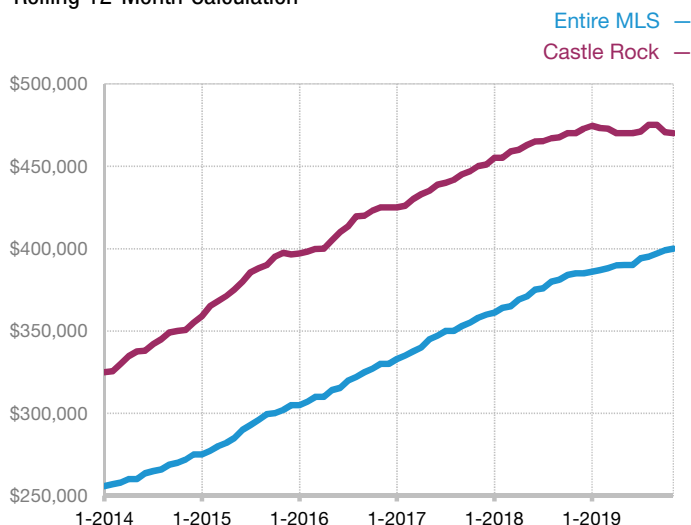
Single Family	November			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 11-2018	Thru 11-2019	Percent Change from Previous Year
Inventory of Active Listings	443	315	- 28.9%	--	--	--
Under Contract	121	135	+ 11.6%	1,718	1,788	+ 4.1%
New Listings	126	105	- 16.7%	2,218	2,262	+ 2.0%
Sold Listings	132	124	- 6.1%	1,672	1,708	+ 2.2%
Days on Market Until Sale	47	34	- 27.7%	40	39	- 2.5%
Median Sales Price*	\$464,000	\$459,950	- 0.9%	\$474,000	\$470,300	- 0.8%
Average Sales Price*	\$526,015	\$504,291	- 4.1%	\$563,069	\$560,282	- 0.5%
Percent of List Price Received*	98.6%	98.8%	+ 0.2%	99.3%	99.1%	- 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	November			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 11-2018	Thru 11-2019	Percent Change from Previous Year
Inventory of Active Listings	41	48	+ 17.1%	--	--	--
Under Contract	16	19	+ 18.8%	261	296	+ 13.4%
New Listings	10	21	+ 110.0%	302	370	+ 22.5%
Sold Listings	22	28	+ 27.3%	276	280	+ 1.4%
Days on Market Until Sale	27	34	+ 25.9%	25	32	+ 28.0%
Median Sales Price*	\$319,000	\$335,000	+ 5.0%	\$325,000	\$325,000	0.0%
Average Sales Price*	\$312,750	\$335,236	+ 7.2%	\$342,774	\$336,229	- 1.9%
Percent of List Price Received*	98.7%	99.2%	+ 0.5%	99.6%	99.0%	- 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

