

Local Market Update for December 2019

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

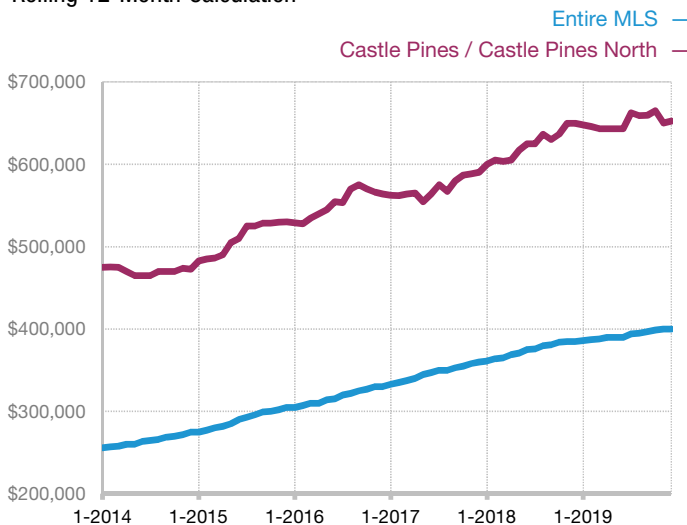
Single Family	December			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 12-2018	Thru 12-2019	Percent Change from Previous Year
Inventory of Active Listings	39	42	+ 7.7%	--	--	--
Under Contract	7	10	+ 42.9%	208	237	+ 13.9%
New Listings	6	10	+ 66.7%	271	312	+ 15.1%
Sold Listings	10	13	+ 30.0%	214	228	+ 6.5%
Days on Market Until Sale	69	75	+ 8.7%	43	45	+ 4.7%
Median Sales Price*	\$579,950	\$655,000	+ 12.9%	\$649,900	\$652,500	+ 0.4%
Average Sales Price*	\$650,980	\$729,001	+ 12.0%	\$743,306	\$729,616	- 1.8%
Percent of List Price Received*	98.2%	98.5%	+ 0.3%	98.8%	98.5%	- 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.

Townhouse/Condo	December			Year to Date		
Key Metrics	2018	2019	Percent Change from Previous Year	Thru 12-2018	Thru 12-2019	Percent Change from Previous Year
Inventory of Active Listings	1	9	+ 800.0%	--	--	--
Under Contract	0	1	--	10	25	+ 150.0%
New Listings	0	1	--	12	34	+ 183.3%
Sold Listings	1	1	0.0%	11	24	+ 118.2%
Days on Market Until Sale	5	81	+ 1520.0%	14	40	+ 185.7%
Median Sales Price*	\$360,000	\$425,000	+ 18.1%	\$408,000	\$431,750	+ 5.8%
Average Sales Price*	\$360,000	\$425,000	+ 18.1%	\$404,895	\$427,325	+ 5.5%
Percent of List Price Received*	100.0%	94.4%	- 5.6%	98.8%	98.6%	- 0.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

