

Local Market Update for September 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

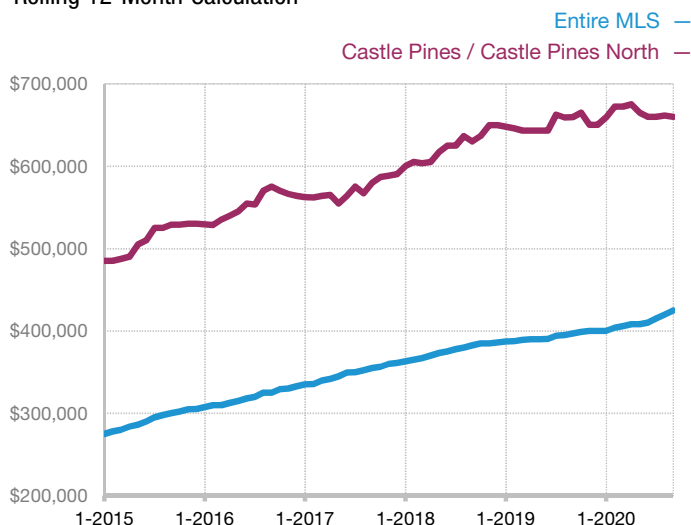
Single Family	September			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 09-2019	Thru 09-2020	Percent Change from Previous Year
Inventory of Active Listings	61	36	- 41.0%	--	--	--
Under Contract	18	39	+ 116.7%	194	289	+ 49.0%
New Listings	19	27	+ 42.1%	254	334	+ 31.5%
Sold Listings	18	39	+ 116.7%	180	260	+ 44.4%
Days on Market Until Sale	47	53	+ 12.8%	43	46	+ 7.0%
Median Sales Price*	\$662,500	\$650,000	- 1.9%	\$672,450	\$671,498	- 0.1%
Average Sales Price*	\$736,744	\$726,717	- 1.4%	\$744,713	\$732,717	- 1.6%
Percent of List Price Received*	97.8%	100.4%	+ 2.7%	98.6%	99.3%	+ 0.7%

* 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	September			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 09-2019	Thru 09-2020	Percent Change from Previous Year
Inventory of Active Listings	3	6	+ 100.0%	--	--	--
Under Contract	2	2	0.0%	23	32	+ 39.1%
New Listings	0	2	--	25	39	+ 56.0%
Sold Listings	5	3	- 40.0%	22	30	+ 36.4%
Days on Market Until Sale	56	120	+ 114.3%	39	72	+ 84.6%
Median Sales Price*	\$445,000	\$505,000	+ 13.5%	\$438,745	\$444,000	+ 1.2%
Average Sales Price*	\$447,798	\$489,963	+ 9.4%	\$431,423	\$446,232	+ 3.4%
Percent of List Price Received*	98.1%	100.0%	+ 1.9%	98.7%	99.4%	+ 0.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

