

Local Market Update for July 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

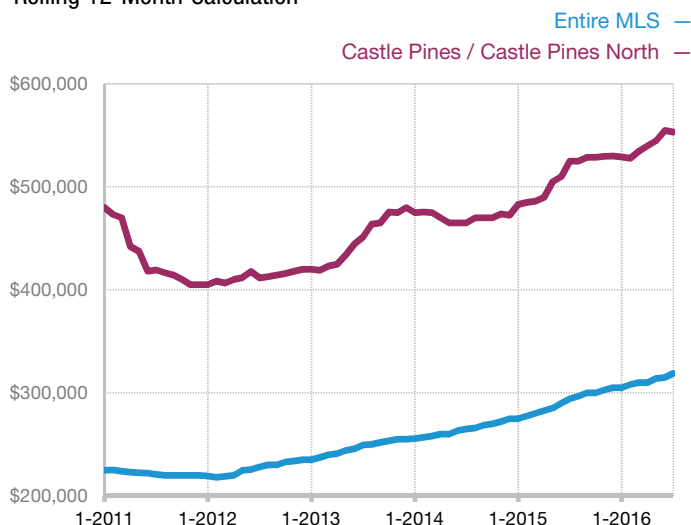
Single Family	July			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
Inventory of Active Listings	66	66	0.0%	--	--	--
Under Contract	25	21	- 16.0%	146	135	- 7.5%
New Listings	28	34	+ 21.4%	197	198	+ 0.5%
Sold Listings	21	15	- 28.6%	137	115	- 16.1%
Days on Market Until Sale	21	32	+ 52.4%	37	44	+ 18.9%
Median Sales Price*	\$540,000	\$526,000	- 2.6%	\$529,950	\$576,250	+ 8.7%
Average Sales Price*	\$582,044	\$620,993	+ 6.7%	\$581,137	\$669,305	+ 15.2%
Percent of List Price Received*	99.0%	99.3%	+ 0.3%	98.6%	98.4%	- 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	2015	2016	Percent Change from Previous Year	Thru 07-2015	Thru 07-2016	Percent Change from Previous Year
Inventory of Active Listings	0	2	--	--	--	--
Under Contract	0	2	--	12	10	- 16.7%
New Listings	0	1	--	11	13	+ 18.2%
Sold Listings	4	2	- 50.0%	13	9	- 30.8%
Days on Market Until Sale	18	15	- 16.7%	17	5	- 70.6%
Median Sales Price*	\$317,500	\$351,950	+ 10.9%	\$342,000	\$325,000	- 5.0%
Average Sales Price*	\$334,375	\$351,950	+ 5.3%	\$350,269	\$337,100	- 3.8%
Percent of List Price Received*	97.6%	98.2%	+ 0.6%	99.8%	100.2%	+ 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

