

Local Market Update for October 2016

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

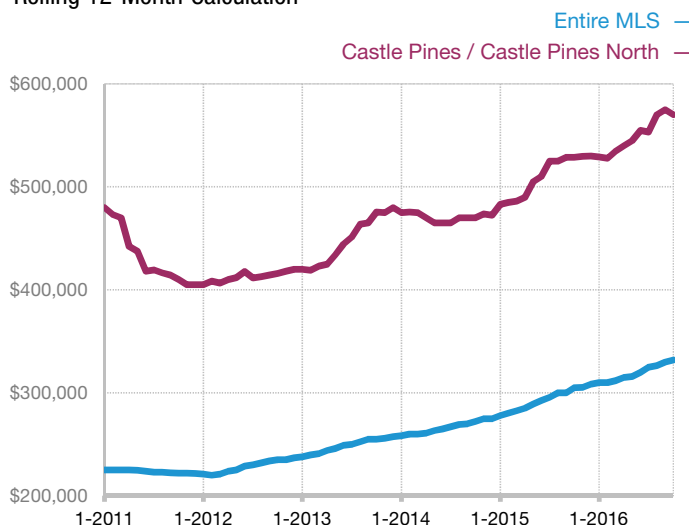
Single Family	October			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 10-2015	Thru 10-2016	Percent Change from Previous Year
Inventory of Active Listings	55	57	+ 3.6%	--	--	--
Under Contract	16	18	+ 12.5%	196	192	- 2.0%
New Listings	16	19	+ 18.8%	256	267	+ 4.3%
Sold Listings	15	16	+ 6.7%	200	171	- 14.5%
Days on Market Until Sale	36	31	- 13.9%	38	40	+ 5.3%
Median Sales Price*	\$450,500	\$514,950	+ 14.3%	\$529,725	\$570,000	+ 7.6%
Average Sales Price*	\$633,567	\$521,367	- 17.7%	\$590,351	\$652,318	+ 10.5%
Percent of List Price Received*	98.1%	99.7%	+ 1.6%	98.4%	98.5%	+ 0.1%

* 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	October			Year to Date		
Key Metrics	2015	2016	Percent Change from Previous Year	Thru 10-2015	Thru 10-2016	Percent Change from Previous Year
Inventory of Active Listings	1	0	- 100.0%	--	--	--
Under Contract	2	0	- 100.0%	17	15	- 11.8%
New Listings	2	0	- 100.0%	17	17	0.0%
Sold Listings	1	0	- 100.0%	16	15	- 6.3%
Days on Market Until Sale	3	0	- 100.0%	14	12	- 14.3%
Median Sales Price*	\$361,500	\$0	- 100.0%	\$350,000	\$350,000	0.0%
Average Sales Price*	\$361,500	\$0	- 100.0%	\$353,381	\$347,060	- 1.8%
Percent of List Price Received*	97.7%	0.0%	- 100.0%	99.7%	99.8%	+ 0.1%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

