

Local Market Update for December 2017

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Rock

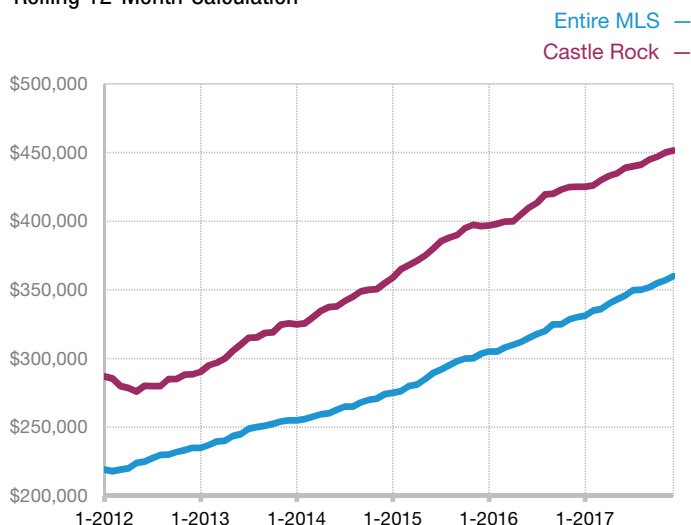
Single Family	December			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 12-2016	Thru 12-2017	Percent Change from Previous Year
Inventory of Active Listings	332	266	- 19.9%	--	--	--
Under Contract	86	81	- 5.8%	1,679	1,725	+ 2.7%
New Listings	82	70	- 14.6%	2,132	2,128	- 0.2%
Sold Listings	128	104	- 18.8%	1,703	1,720	+ 1.0%
Days on Market Until Sale	58	39	- 32.8%	43	38	- 11.6%
Median Sales Price*	\$404,500	\$442,000	+ 9.3%	\$425,000	\$451,500	+ 6.2%
Average Sales Price*	\$455,978	\$498,591	+ 9.3%	\$490,084	\$530,896	+ 8.3%
Percent of List Price Received*	98.4%	98.6%	+ 0.2%	99.3%	99.2%	- 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	December			Year to Date		
Key Metrics	2016	2017	Percent Change from Previous Year	Thru 12-2016	Thru 12-2017	Percent Change from Previous Year
Inventory of Active Listings	32	17	- 46.9%	--	--	--
Under Contract	10	25	+ 150.0%	298	362	+ 21.5%
New Listings	15	17	+ 13.3%	342	389	+ 13.7%
Sold Listings	32	21	- 34.4%	309	346	+ 12.0%
Days on Market Until Sale	14	53	+ 278.6%	19	27	+ 42.1%
Median Sales Price*	\$288,700	\$330,000	+ 14.3%	\$280,000	\$303,500	+ 8.4%
Average Sales Price*	\$282,443	\$393,675	+ 39.4%	\$292,540	\$319,430	+ 9.2%
Percent of List Price Received*	99.8%	99.7%	- 0.1%	100.4%	100.0%	- 0.4%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

