

Local Market Update for May 2018

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

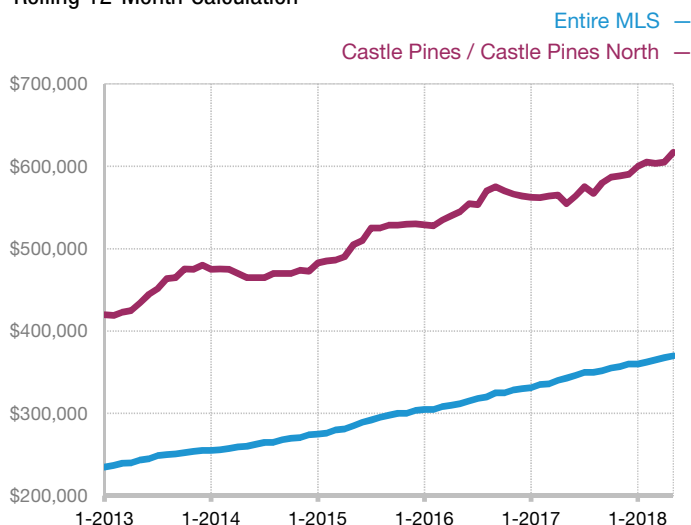
Single Family	May			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
Inventory of Active Listings	52	51	- 1.9%	--	--	--
Under Contract	28	26	- 7.1%	110	99	- 10.0%
New Listings	29	39	+ 34.5%	133	134	+ 0.8%
Sold Listings	26	25	- 3.8%	87	82	- 5.7%
Days on Market Until Sale	44	25	- 43.2%	51	40	- 21.6%
Median Sales Price*	\$525,390	\$710,000	+ 35.1%	\$560,000	\$649,950	+ 16.1%
Average Sales Price*	\$633,932	\$838,664	+ 32.3%	\$653,548	\$742,166	+ 13.6%
Percent of List Price Received*	98.7%	98.8%	+ 0.1%	98.5%	98.7%	+ 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	May			Year to Date		
Key Metrics	2017	2018	Percent Change from Previous Year	Thru 05-2017	Thru 05-2018	Percent Change from Previous Year
Inventory of Active Listings	3	0	- 100.0%	--	--	--
Under Contract	0	2	--	6	5	- 16.7%
New Listings	2	1	- 50.0%	8	5	- 37.5%
Sold Listings	1	2	+ 100.0%	6	5	- 16.7%
Days on Market Until Sale	4	23	+ 475.0%	9	16	+ 77.8%
Median Sales Price*	\$440,000	\$391,500	- 11.0%	\$377,650	\$388,000	+ 2.7%
Average Sales Price*	\$440,000	\$391,500	- 11.0%	\$378,883	\$393,180	+ 3.8%
Percent of List Price Received*	97.8%	97.2%	- 0.6%	98.5%	98.5%	0.0%

* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

