

Local Market Update for September 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Rock

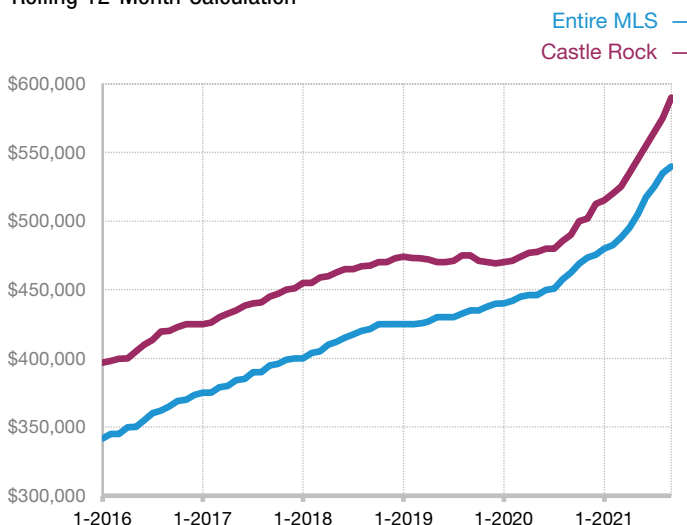
Single Family	September			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
Inventory of Active Listings	205	147	- 28.3%	--	--	--
Under Contract	210	169	- 19.5%	1,724	1,696	- 1.6%
New Listings	220	187	- 15.0%	1,875	1,816	- 3.1%
Sold Listings	201	180	- 10.4%	1,571	1,574	+ 0.2%
Days on Market Until Sale	30	16	- 46.7%	35	14	- 60.0%
Median Sales Price*	\$515,000	\$616,250	+ 19.7%	\$500,000	\$602,000	+ 20.4%
Average Sales Price*	\$635,958	\$738,777	+ 16.2%	\$585,742	\$723,036	+ 23.4%
Percent of List Price Received*	100.0%	101.5%	+ 1.5%	99.5%	103.0%	+ 3.5%

* 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	2020	2021	Percent Change from Previous Year	Thru 09-2020	Thru 09-2021	Percent Change from Previous Year
Inventory of Active Listings	36	9	- 75.0%	--	--	--
Under Contract	36	22	- 38.9%	297	292	- 1.7%
New Listings	31	22	- 29.0%	326	291	- 10.7%
Sold Listings	39	39	0.0%	257	274	+ 6.6%
Days on Market Until Sale	58	19	- 67.2%	32	16	- 50.0%
Median Sales Price*	\$360,000	\$404,669	+ 12.4%	\$345,000	\$418,750	+ 21.4%
Average Sales Price*	\$397,228	\$419,080	+ 5.5%	\$358,801	\$425,117	+ 18.5%
Percent of List Price Received*	99.8%	102.0%	+ 2.2%	99.7%	102.9%	+ 3.2%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

