

Local Market Update for October 2021

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

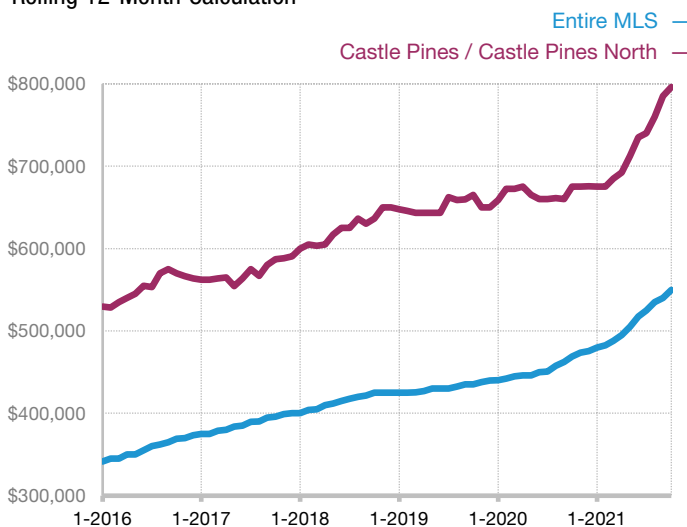
Single Family	October			Year to Date		
Key Metrics	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
Inventory of Active Listings	38	24	- 36.8%	--	--	--
Under Contract	35	23	- 34.3%	323	248	- 23.2%
New Listings	31	25	- 19.4%	365	274	- 24.9%
Sold Listings	45	21	- 53.3%	306	249	- 18.6%
Days on Market Until Sale	48	15	- 68.8%	46	16	- 65.2%
Median Sales Price*	\$740,000	\$776,000	+ 4.9%	\$680,975	\$810,000	+ 18.9%
Average Sales Price*	\$772,077	\$938,101	+ 21.5%	\$738,440	\$921,069	+ 24.7%
Percent of List Price Received*	99.9%	102.2%	+ 2.3%	99.4%	102.1%	+ 2.7%

* 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	2020	2021	Percent Change from Previous Year	Thru 10-2020	Thru 10-2021	Percent Change from Previous Year
Inventory of Active Listings	9	4	- 55.6%	--	--	--
Under Contract	3	6	+ 100.0%	36	37	+ 2.8%
New Listings	8	6	- 25.0%	48	39	- 18.8%
Sold Listings	2	3	+ 50.0%	32	38	+ 18.8%
Days on Market Until Sale	10	6	- 40.0%	68	21	- 69.1%
Median Sales Price*	\$457,508	\$514,900	+ 12.5%	\$445,495	\$518,653	+ 16.4%
Average Sales Price*	\$457,508	\$528,633	+ 15.5%	\$446,937	\$533,585	+ 19.4%
Percent of List Price Received*	100.0%	100.8%	+ 0.8%	99.4%	102.2%	+ 2.8%

* 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

