

Local Market Update for February 2023

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

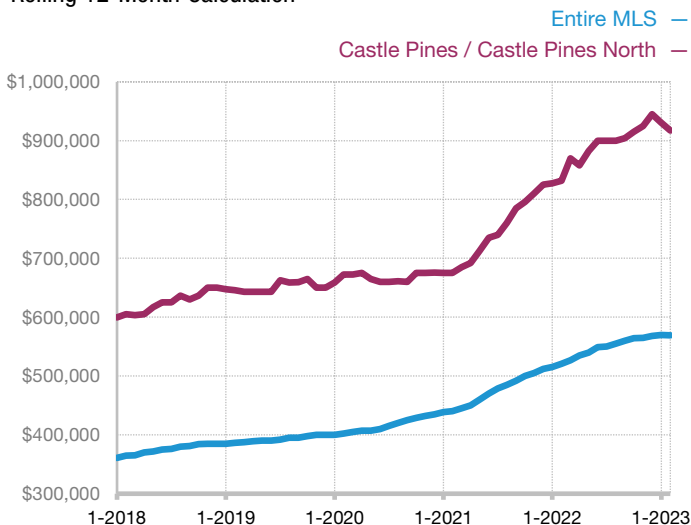
Single Family	February			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 02-2023	Percent Change from Previous Year
Inventory of Active Listings	16	31	+ 93.8%	--	--	--
Under Contract	23	19	- 17.4%	47	39	- 17.0%
New Listings	24	22	- 8.3%	48	46	- 4.2%
Sold Listings	21	14	- 33.3%	30	31	+ 3.3%
Days on Market Until Sale	11	53	+ 381.8%	15	52	+ 246.7%
Median Sales Price*	\$1,197,000	\$849,499	- 29.0%	\$935,138	\$842,000	- 10.0%
Average Sales Price*	\$1,198,130	\$952,360	- 20.5%	\$1,122,433	\$924,164	- 17.7%
Percent of List Price Received*	104.0%	97.7%	- 6.1%	103.2%	97.5%	- 5.5%

* 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	February			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 02-2023	Percent Change from Previous Year
Inventory of Active Listings	0	2	--	--	--	--
Under Contract	1	6	+ 500.0%	4	6	+ 50.0%
New Listings	0	2	--	0	4	--
Sold Listings	0	2	--	0	4	--
Days on Market Until Sale	0	112	--	0	88	--
Median Sales Price*	\$0	\$635,000	--	\$0	\$657,450	--
Average Sales Price*	\$0	\$635,000	--	\$0	\$646,225	--
Percent of List Price Received*	0.0%	98.7%	--	0.0%	98.9%	--

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

