

Local Market Update for December 2024

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Pines / Castle Pines North

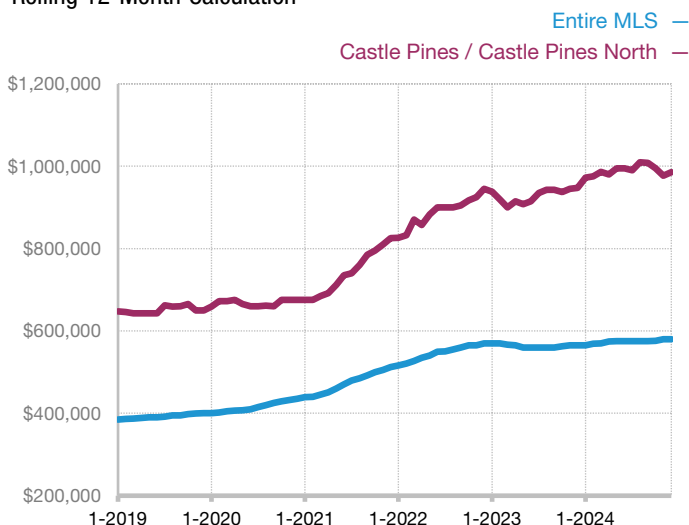
Single Family	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Inventory of Active Listings	37	24	- 35.1%	--	--	--
Under Contract	13	16	+ 23.1%	212	237	+ 11.8%
New Listings	5	3	- 40.0%	262	293	+ 11.8%
Sold Listings	12	23	+ 91.7%	214	231	+ 7.9%
Days on Market Until Sale	36	50	+ 38.9%	37	47	+ 27.0%
Median Sales Price*	\$1,002,500	\$1,025,000	+ 2.2%	\$947,500	\$985,000	+ 4.0%
Average Sales Price*	\$1,126,046	\$1,176,541	+ 4.5%	\$1,079,036	\$1,105,654	+ 2.5%
Percent of List Price Received*	96.6%	99.0%	+ 2.5%	98.7%	98.5%	- 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	December			Year to Date		
Key Metrics	2023	2024	Percent Change from Previous Year	Thru 12-2023	Thru 12-2024	Percent Change from Previous Year
Inventory of Active Listings	15	14	- 6.7%	--	--	--
Under Contract	2	5	+ 150.0%	44	56	+ 27.3%
New Listings	3	7	+ 133.3%	57	59	+ 3.5%
Sold Listings	2	10	+ 400.0%	44	57	+ 29.5%
Days on Market Until Sale	29	65	+ 124.1%	46	75	+ 63.0%
Median Sales Price*	\$702,500	\$517,000	- 26.4%	\$579,255	\$540,000	- 6.8%
Average Sales Price*	\$702,500	\$545,200	- 22.4%	\$610,682	\$553,211	- 9.4%
Percent of List Price Received*	96.9%	95.1%	- 1.9%	98.8%	98.1%	- 0.7%

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

