

# Local Market Update for January 2026

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Castle Pines / Castle Pines North

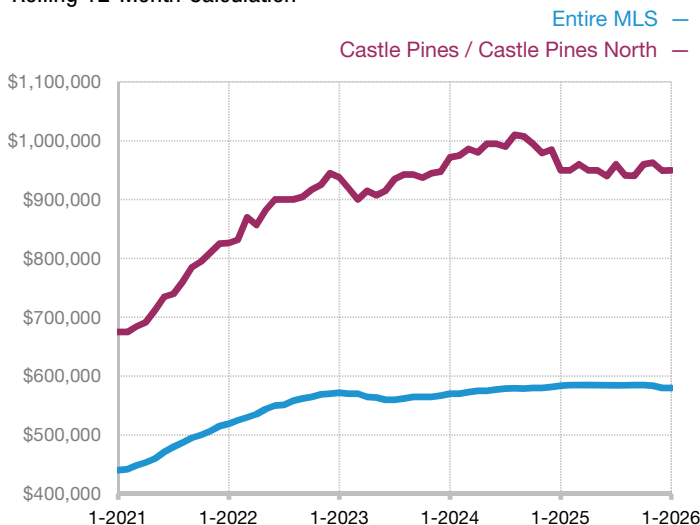
Single Family	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Inventory of Active Listings	33	46	+ 39.4%	--	--	--
Under Contract	14	26	+ 85.7%	14	26	+ 85.7%
New Listings	19	21	+ 10.5%	19	21	+ 10.5%
Sold Listings	13	14	+ 7.7%	13	14	+ 7.7%
Days on Market Until Sale	69	63	- 8.7%	69	63	- 8.7%
Median Sales Price*	\$870,000	\$822,500	- 5.5%	\$870,000	\$822,500	- 5.5%
Average Sales Price*	\$948,280	\$950,387	+ 0.2%	\$948,280	\$950,387	+ 0.2%
Percent of List Price Received*	97.9%	95.5%	- 2.5%	97.9%	95.5%	- 2.5%

\* 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	January			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 01-2025	Thru 01-2026	Percent Change from Previous Year
Inventory of Active Listings	16	8	- 50.0%	--	--	--
Under Contract	7	4	- 42.9%	7	4	- 42.9%
New Listings	8	3	- 62.5%	8	3	- 62.5%
Sold Listings	5	0	- 100.0%	5	0	- 100.0%
Days on Market Until Sale	26	0	- 100.0%	26	0	- 100.0%
Median Sales Price*	\$465,000	\$0	- 100.0%	\$465,000	\$0	- 100.0%
Average Sales Price*	\$492,796	\$0	- 100.0%	\$492,796	\$0	- 100.0%
Percent of List Price Received*	92.3%	0.0%	- 100.0%	92.3%	0.0%	- 100.0%

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**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



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

