

# Local Market Update for April 2026

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Castle Rock

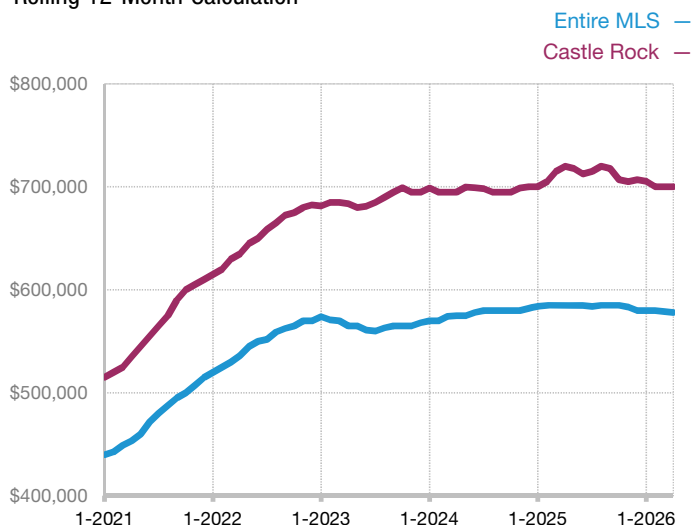
Single Family	April			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Inventory of Active Listings	484	467	- 3.5%	--	--	--
Under Contract	156	171	+ 9.6%	565	609	+ 7.8%
New Listings	269	272	+ 1.1%	816	875	+ 7.2%
Sold Listings	145	163	+ 12.4%	478	504	+ 5.4%
Days on Market Until Sale	52	52	0.0%	63	68	+ 7.9%
Median Sales Price*	\$725,000	\$722,000	- 0.4%	\$725,000	\$694,000	- 4.3%
Average Sales Price*	\$865,960	\$861,963	- 0.5%	\$892,824	\$866,022	- 3.0%
Percent of List Price Received*	99.0%	99.1%	+ 0.1%	99.1%	99.0%	- 0.1%

\* 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	April			Year to Date		
Key Metrics	2025	2026	Percent Change from Previous Year	Thru 04-2025	Thru 04-2026	Percent Change from Previous Year
Inventory of Active Listings	67	66	- 1.5%	--	--	--
Under Contract	12	19	+ 58.3%	56	67	+ 19.6%
New Listings	29	27	- 6.9%	96	105	+ 9.4%
Sold Listings	23	24	+ 4.3%	53	57	+ 7.5%
Days on Market Until Sale	66	50	- 24.2%	55	58	+ 5.5%
Median Sales Price*	\$471,000	\$437,500	- 7.1%	\$467,500	\$435,000	- 7.0%
Average Sales Price*	\$501,804	\$477,629	- 4.8%	\$499,967	\$448,807	- 10.2%
Percent of List Price Received*	98.7%	98.7%	0.0%	99.1%	98.3%	- 0.8%

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



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

