

Local Market Update for November 2020

A Research Tool Provided by the Colorado Association of REALTORS®



DENVER METRO
ASSOCIATION OF REALTORS®

Castle Rock

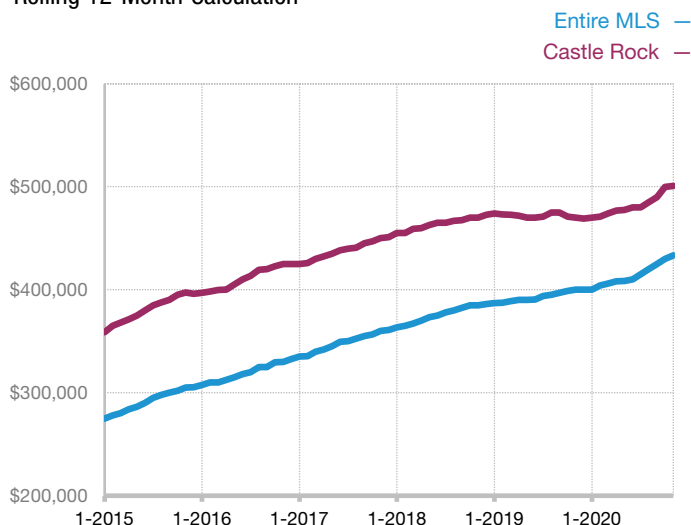
Single Family	November			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 11-2019	Thru 11-2020	Percent Change from Previous Year
Inventory of Active Listings	390	106	- 72.8%	--	--	--
Under Contract	129	145	+ 12.4%	1,779	2,044	+ 14.9%
New Listings	106	120	+ 13.2%	2,260	2,155	- 4.6%
Sold Listings	126	151	+ 19.8%	1,716	1,955	+ 13.9%
Days on Market Until Sale	34	34	0.0%	39	34	- 12.8%
Median Sales Price*	\$460,000	\$525,295	+ 14.2%	\$471,000	\$507,400	+ 7.7%
Average Sales Price*	\$503,818	\$668,417	+ 32.7%	\$560,299	\$601,776	+ 7.4%
Percent of List Price Received*	98.8%	100.0%	+ 1.2%	99.1%	99.6%	+ 0.5%

* 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	November			Year to Date		
Key Metrics	2019	2020	Percent Change from Previous Year	Thru 11-2019	Thru 11-2020	Percent Change from Previous Year
Inventory of Active Listings	54	24	- 55.6%	--	--	--
Under Contract	19	22	+ 15.8%	296	357	+ 20.6%
New Listings	21	24	+ 14.3%	370	383	+ 3.5%
Sold Listings	30	33	+ 10.0%	282	328	+ 16.3%
Days on Market Until Sale	35	15	- 57.1%	32	29	- 9.4%
Median Sales Price*	\$337,500	\$364,900	+ 8.1%	\$325,000	\$347,920	+ 7.1%
Average Sales Price*	\$336,554	\$362,187	+ 7.6%	\$336,473	\$359,921	+ 7.0%
Percent of List Price Received*	99.2%	100.8%	+ 1.6%	99.1%	99.8%	+ 0.7%

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Median Sales Price – Single Family
Rolling 12-Month Calculation



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

