

# Local Market Update for June 2024

A Research Tool Provided by the Colorado Association of REALTORS®



**DENVER METRO**  
ASSOCIATION OF REALTORS®

## Castle Pines / Castle Pines North

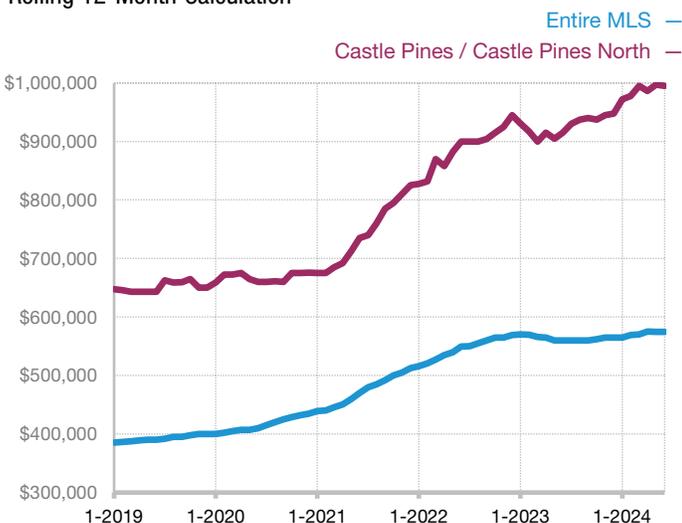
Single Family	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 06-2024	Percent Change from Previous Year
Inventory of Active Listings	39	57	+ 46.2%	--	--	--
Under Contract	26	20	- 23.1%	144	125	- 13.2%
New Listings	26	32	+ 23.1%	165	166	+ 0.6%
Sold Listings	25	25	0.0%	131	117	- 10.7%
Days on Market Until Sale	21	29	+ 38.1%	36	48	+ 33.3%
Median Sales Price*	\$1,095,000	\$1,050,000	- 4.1%	\$935,000	\$1,025,000	+ 9.6%
Average Sales Price*	\$1,114,835	\$1,106,821	- 0.7%	\$1,082,765	\$1,155,366	+ 6.7%
Percent of List Price Received*	99.9%	99.2%	- 0.7%	98.9%	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	June			Year to Date		
	2023	2024	Percent Change from Previous Year	Thru 06-2023	Thru 06-2024	Percent Change from Previous Year
Inventory of Active Listings	11	7	- 36.4%	--	--	--
Under Contract	8	6	- 25.0%	25	33	+ 32.0%
New Listings	8	5	- 37.5%	33	28	- 15.2%
Sold Listings	4	4	0.0%	19	30	+ 57.9%
Days on Market Until Sale	29	35	+ 20.7%	49	87	+ 77.6%
Median Sales Price*	\$623,452	\$529,000	- 15.1%	\$578,510	\$552,490	- 4.5%
Average Sales Price*	\$632,949	\$533,785	- 15.7%	\$600,644	\$577,387	- 3.9%
Percent of List Price Received*	98.7%	99.9%	+ 1.2%	99.2%	99.1%	- 0.1%

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



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

