

Local Market Update for August 2020

A Research Tool Provided by the Colorado Association of REALTORS®



New Castle

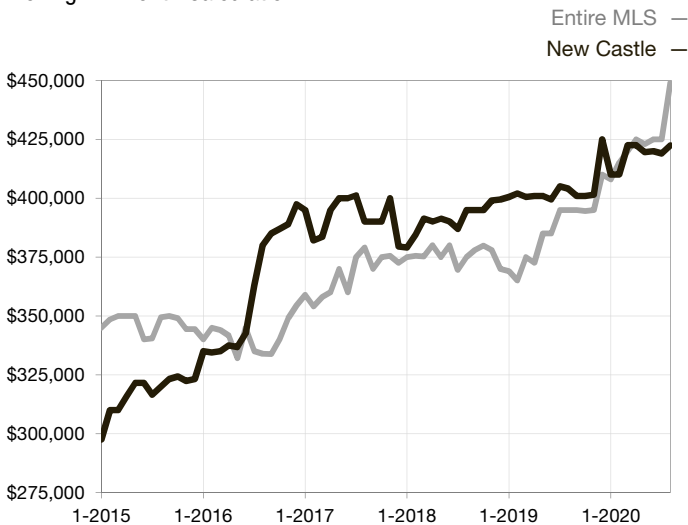
Single Family	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 8-2020	Percent Change from Previous Year
Key Metrics						
New Listings	11	13	+ 18.2%	101	82	- 18.8%
Sold Listings	13	12	- 7.7%	67	65	- 3.0%
Median Sales Price*	\$490,000	\$472,500	- 3.6%	\$425,000	\$424,900	- 0.0%
Average Sales Price*	\$454,615	\$540,042	+ 18.8%	\$446,925	\$453,746	+ 1.5%
Percent of List Price Received*	98.8%	96.9%	- 1.9%	98.7%	98.3%	- 0.4%
Days on Market Until Sale	35	58	+ 65.7%	68	69	+ 1.5%
Inventory of Homes for Sale	37	14	- 62.2%	--	--	--
Months Supply of Inventory	4.5	1.7	- 62.2%	--	--	--

* 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	August			Year to Date		
	2019	2020	Percent Change from Previous Year	Thru 08-2019	Thru 8-2020	Percent Change from Previous Year
Key Metrics						
New Listings	7	8	+ 14.3%	62	49	- 21.0%
Sold Listings	8	9	+ 12.5%	48	34	- 29.2%
Median Sales Price*	\$307,500	\$270,000	- 12.2%	\$310,000	\$305,000	- 1.6%
Average Sales Price*	\$305,700	\$298,544	- 2.3%	\$301,233	\$301,700	+ 0.2%
Percent of List Price Received*	98.9%	100.2%	+ 1.3%	99.1%	99.5%	+ 0.4%
Days on Market Until Sale	51	56	+ 9.8%	54	67	+ 24.1%
Inventory of Homes for Sale	12	9	- 25.0%	--	--	--
Months Supply of Inventory	2.1	1.9	- 9.5%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

