

Local Market Update for August 2021

A Research Tool Provided by the Colorado Association of REALTORS®



New Castle

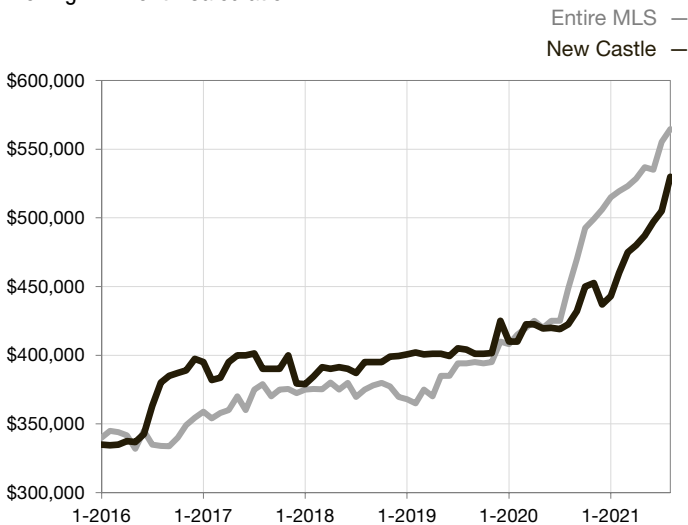
Single Family	August			Year to Date		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 8-2021	Percent Change from Previous Year
Key Metrics						
New Listings	14	10	- 28.6%	85	76	- 10.6%
Sold Listings	12	4	- 66.7%	65	68	+ 4.6%
Median Sales Price*	\$472,500	\$657,500	+ 39.2%	\$424,900	\$544,950	+ 28.3%
Average Sales Price*	\$540,042	\$670,500	+ 24.2%	\$453,746	\$576,005	+ 26.9%
Percent of List Price Received*	96.9%	98.3%	+ 1.4%	98.3%	99.3%	+ 1.0%
Days on Market Until Sale	58	148	+ 155.2%	69	40	- 42.0%
Inventory of Homes for Sale	23	11	- 52.2%	--	--	--
Months Supply of Inventory	2.8	1.3	- 53.6%	--	--	--

* 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		
	2020	2021	Percent Change from Previous Year	Thru 08-2020	Thru 8-2021	Percent Change from Previous Year
Key Metrics						
New Listings	8	4	- 50.0%	49	42	- 14.3%
Sold Listings	9	6	- 33.3%	34	47	+ 38.2%
Median Sales Price*	\$270,000	\$313,750	+ 16.2%	\$305,000	\$335,000	+ 9.8%
Average Sales Price*	\$298,544	\$325,000	+ 8.9%	\$301,700	\$347,566	+ 15.2%
Percent of List Price Received*	100.2%	99.4%	- 0.8%	99.5%	100.5%	+ 1.0%
Days on Market Until Sale	56	7	- 87.5%	67	16	- 76.1%
Inventory of Homes for Sale	10	3	- 70.0%	--	--	--
Months Supply of Inventory	2.1	0.5	- 76.2%	--	--	--

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

Median Sales Price – Single Family
Rolling 12-Month Calculation



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

