

Local Market Update for May 2023

A Research Tool Provided by the Colorado Association of REALTORS®



New Castle

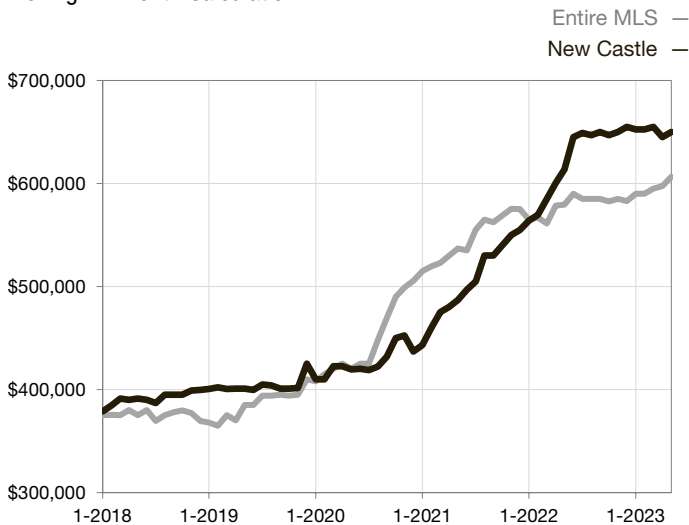
Single Family	May			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 5-2023	Percent Change from Previous Year
New Listings	11	12	+ 9.1%	37	37	0.0%
Sold Listings	7	8	+ 14.3%	27	26	- 3.7%
Median Sales Price*	\$595,000	\$735,000	+ 23.5%	\$595,000	\$612,500	+ 2.9%
Average Sales Price*	\$674,714	\$669,250	- 0.8%	\$634,741	\$620,460	- 2.2%
Percent of List Price Received*	99.0%	98.5%	- 0.5%	100.0%	98.6%	- 1.4%
Days on Market Until Sale	24	32	+ 33.3%	30	56	+ 86.7%
Inventory of Homes for Sale	7	11	+ 57.1%	--	--	--
Months Supply of Inventory	1.0	1.6	+ 60.0%	--	--	--

* 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	May			Year to Date		
Key Metrics	2022	2023	Percent Change from Previous Year	Thru 05-2022	Thru 5-2023	Percent Change from Previous Year
New Listings	10	4	- 60.0%	31	24	- 22.6%
Sold Listings	6	4	- 33.3%	20	17	- 15.0%
Median Sales Price*	\$362,500	\$327,500	- 9.7%	\$400,000	\$465,000	+ 16.3%
Average Sales Price*	\$387,500	\$331,500	- 14.5%	\$395,555	\$440,947	+ 11.5%
Percent of List Price Received*	101.3%	97.0%	- 4.2%	101.6%	98.8%	- 2.8%
Days on Market Until Sale	17	42	+ 147.1%	13	120	+ 823.1%
Inventory of Homes for Sale	12	5	- 58.3%	--	--	--
Months Supply of Inventory	2.2	1.1	- 50.0%	--	--	--

* 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

