

# Local Market Update for February 2023

A Research Tool Provided by the Colorado Association of REALTORS®



## New Castle

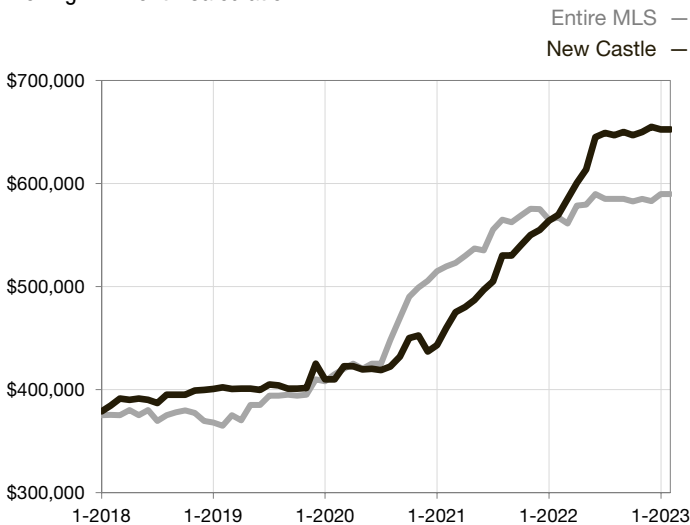
Single Family	February			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 2-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	7	5	- 28.6%	10	7	- 30.0%
Sold Listings	3	1	- 66.7%	7	6	- 14.3%
Median Sales Price*	\$569,500	<b>\$525,000</b>	- 7.8%	\$569,500	<b>\$539,725</b>	- 5.2%
Average Sales Price*	\$614,833	<b>\$525,000</b>	- 14.6%	\$581,929	<b>\$598,825</b>	+ 2.9%
Percent of List Price Received*	98.3%	<b>95.5%</b>	- 2.8%	99.1%	<b>99.6%</b>	+ 0.5%
Days on Market Until Sale	55	<b>92</b>	+ 67.3%	43	<b>56</b>	+ 30.2%
Inventory of Homes for Sale	8	<b>9</b>	+ 12.5%	--	--	--
Months Supply of Inventory	1.0	<b>1.3</b>	+ 30.0%	--	--	--

\* 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	February			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 02-2022	Thru 2-2023	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	4	7	+ 75.0%	9	9	0.0%
Sold Listings	0	2	--	2	4	+ 100.0%
Median Sales Price*	\$0	<b>\$426,500</b>	--	\$422,750	<b>\$491,250</b>	+ 16.2%
Average Sales Price*	\$0	<b>\$426,500</b>	--	\$422,750	<b>\$503,875</b>	+ 19.2%
Percent of List Price Received*	0.0%	<b>98.6%</b>	--	99.5%	<b>98.8%</b>	- 0.7%
Days on Market Until Sale	0	6	--	30	16	- 46.7%
Inventory of Homes for Sale	18	9	- 50.0%	--	--	--
Months Supply of Inventory	3.3	<b>1.9</b>	- 42.4%	--	--	--

\* 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

