

AUGUST 2026

# LOCAL MARKET UPDATE

## NEW CASTLE



**COLDWELL BANKER**  
MASON MORSE

A Research Tool Provided by the Colorado Association of REALTORS®

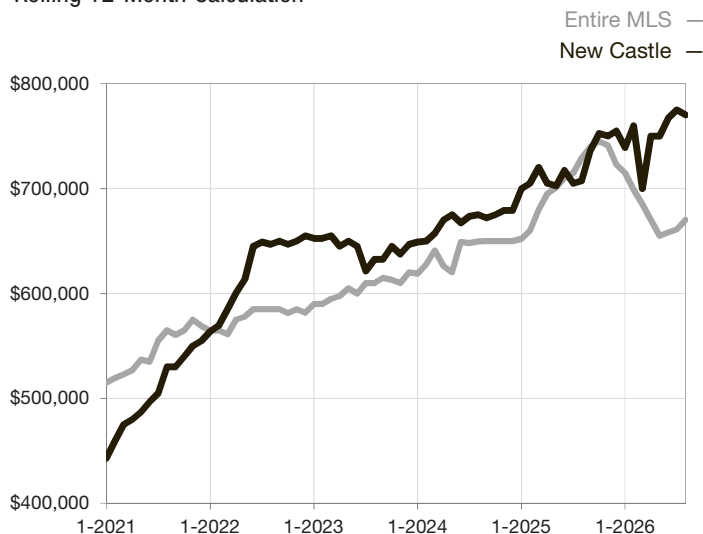
| Single Family                   | August      |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-------------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics                     | 2025        | 2026             | Percent Change from Previous Year | Thru 08-2025 | Thru 8-2026      | Percent Change from Previous Year |
| New Listings                    | 7           | 8                | + 14.3%                           | 75           | 88               | + 17.3%                           |
| Sold Listings                   | 3           | 7                | + 133.3%                          | 55           | 51               | - 7.3%                            |
| Median Sales Price*             | \$825,000   | <b>\$790,000</b> | - 4.2%                            | \$755,000    | <b>\$770,000</b> | + 2.0%                            |
| Average Sales Price*            | \$1,318,333 | <b>\$728,138</b> | - 44.8%                           | \$813,800    | <b>\$788,499</b> | - 3.1%                            |
| Percent of List Price Received* | 83.2%       | <b>99.9%</b>     | + 20.1%                           | 96.8%        | <b>96.9%</b>     | + 0.1%                            |
| Days on Market Until Sale       | 141         | <b>90</b>        | - 36.2%                           | 81           | <b>103</b>       | + 27.2%                           |
| Inventory of Homes for Sale     | 23          | <b>49</b>        | + 113.0%                          | --           | --               | --                                |
| Months Supply of Inventory      | 3.5         | <b>8.3</b>       | + 137.1%                          | --           | --               | --                                |

\* 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                 | August    |                  |                                   | Year to Date |                  |                                   |
|---------------------------------|-----------|------------------|-----------------------------------|--------------|------------------|-----------------------------------|
| Key Metrics                     | 2025      | 2026             | Percent Change from Previous Year | Thru 08-2025 | Thru 8-2026      | Percent Change from Previous Year |
| New Listings                    | 10        | 3                | - 70.0%                           | 48           | 46               | - 4.2%                            |
| Sold Listings                   | 3         | 2                | - 33.3%                           | 26           | 18               | - 30.8%                           |
| Median Sales Price*             | \$410,000 | <b>\$280,000</b> | - 31.7%                           | \$497,500    | <b>\$523,500</b> | + 5.2%                            |
| Average Sales Price*            | \$451,667 | <b>\$280,000</b> | - 38.0%                           | \$479,538    | <b>\$468,111</b> | - 2.4%                            |
| Percent of List Price Received* | 100.0%    | <b>99.3%</b>     | - 0.7%                            | 98.8%        | <b>99.3%</b>     | + 0.5%                            |
| Days on Market Until Sale       | 91        | <b>37</b>        | - 59.3%                           | 84           | <b>94</b>        | + 11.9%                           |
| Inventory of Homes for Sale     | 18        | <b>20</b>        | + 11.1%                           | --           | --               | --                                |
| Months Supply of Inventory      | 5.3       | <b>7.6</b>       | + 43.4%                           | --           | --               | --                                |

\* 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

