2024 Housing Profile

As of January 1, 2024



HOUSING STOCK

The County's total housing stock as of January 1, 2024, is 149,286 units. Single family detached houses account for 74.5% of that total.

The incorporated cities and towns in Douglas County contain 46% of the total housing stock. Nearly 92% of all housing units are located in the urban-designated areas of the County, which includes incorporated cities and towns, the Primary Urban Area which contains Highlands Ranch, and the Separated Urban Areas of The Pinery, Roxborough, and Castle Pines Village.

NUMBER OF HOUSING UNITS

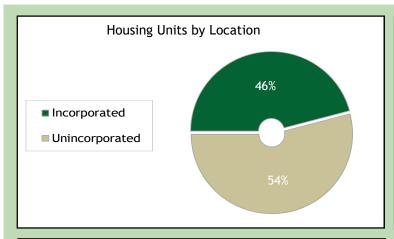
Incorporated Places	
Castle Rock	29,649
Parker	23,955
Lone Tree	6,610
Castle Pines	5,663
Aurora	2,069
Littleton	442
Larkspur	99
Subtotal	68,487

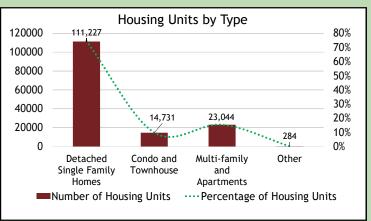
Unincorporated Places		
Primary Urban Area	48,746	
Nonurban	12,041	
Pinery SUA	4,773	
Roxborough SUA	3,580	
Castle Pines SUA	1,876	
Chatfield Urban Area	2,945	
Other Unincorporated	6,838	
Subtotal	80,799	

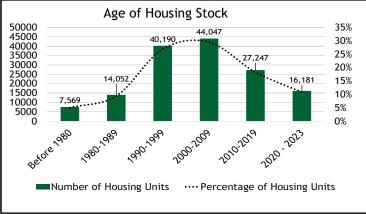
Total 149,286

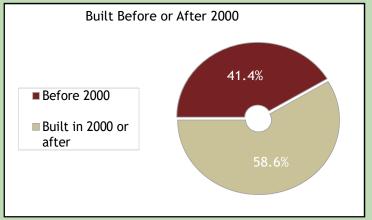
Source: Certificate of Occupancy Records



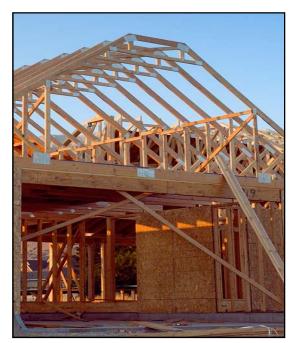


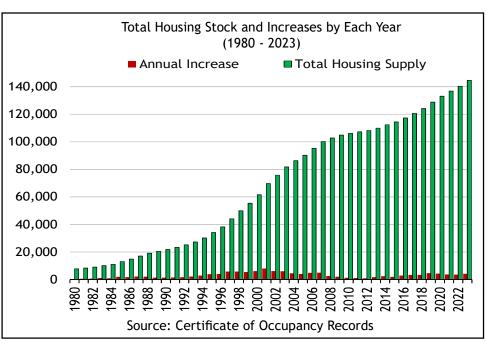


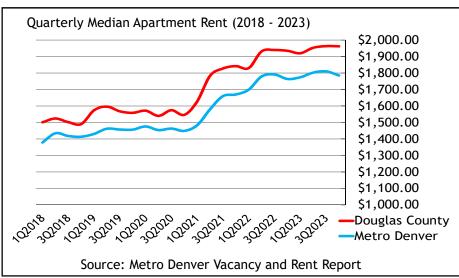




Source for above graphs: Certificate of Occupancy Records







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Quarterly Apartment Vacancy Rate (2018 - 2023)		
8% 7% 6% 5% 4% 3% 2% 1%		
0%		
Source: Metro Denver Vacancy and Rent Report		

Residential Sales Data	
Year	Median Sales Price
2010	\$308,000
2011	\$295,000
2012	\$313,000
2013	\$339,900
2014	\$350,000
2015	\$399,350
2016	\$432,500
2017	\$456,013
2018	\$487,500
2019	\$495,000
2020	\$525,000
2021	\$547,750
2022	\$595,000
2023	\$634,500

Source: Corelogic and DMAR



Department of Community Development Community and Resource Services

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