

# Local Market Update for July 2019

A RESEARCH TOOL PROVIDED BY THE CHARLOTTE REGIONAL REALTOR® ASSOCIATION  
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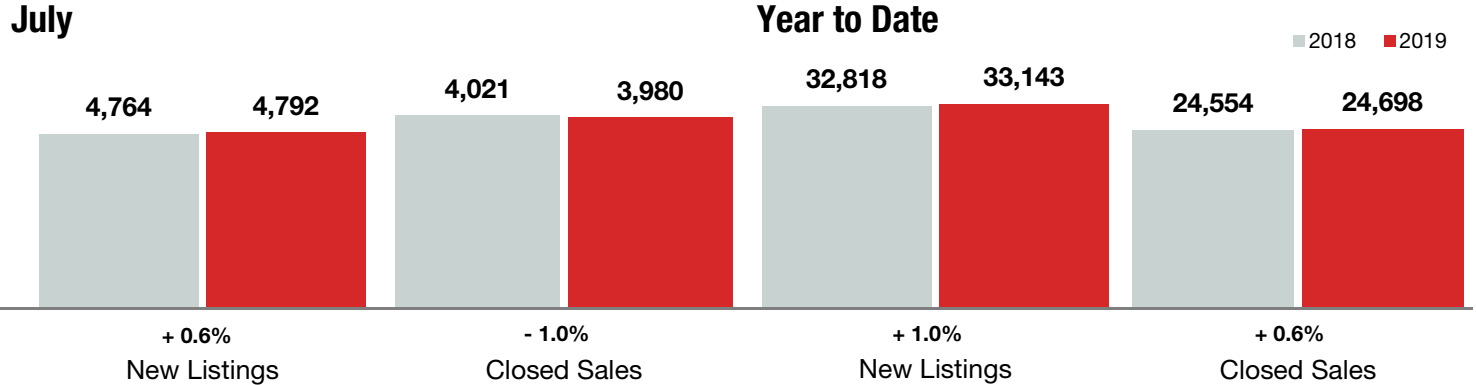


## Charlotte MSA

North Carolina

Key Metrics	July			Year to Date		
	2018	2019	Percent Change	Thru 7-2018	Thru 7-2019	Percent Change
New Listings	4,764	<b>4,792</b>	+ 0.6%	32,818	<b>33,143</b>	+ 1.0%
Pending Sales	3,826	<b>4,477</b>	+ 17.0%	26,427	<b>28,033</b>	+ 6.1%
Closed Sales	4,021	<b>3,980</b>	- 1.0%	24,554	<b>24,698</b>	+ 0.6%
Median Sales Price*	\$246,000	<b>\$270,000</b>	+ 9.8%	\$245,000	<b>\$259,000</b>	+ 5.7%
Average Sales Price*	\$295,642	<b>\$321,545</b>	+ 8.8%	\$293,732	<b>\$308,676</b>	+ 5.1%
Percent of Original List Price Received*	97.5%	<b>97.4%</b>	- 0.1%	97.6%	<b>97.1%</b>	- 0.5%
List to Close	80	<b>82</b>	+ 2.5%	89	<b>92</b>	+ 3.4%
Days on Market Until Sale	32	<b>35</b>	+ 9.4%	39	<b>42</b>	+ 7.7%
Cumulative Days on Market Until Sale	38	<b>41</b>	+ 7.9%	47	<b>51</b>	+ 8.5%
Inventory of Homes for Sale	8,712	<b>7,529</b>	- 13.6%	--	--	--
Months Supply of Inventory	2.5	<b>2.1</b>	- 16.0%	--	--	--

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.



## Median Sales Price

Rolling 12-Month Calculation

