

Local Market Update for July 2019

A RESEARCH TOOL PROVIDED BY THE CHARLOTTE REGIONAL REALTOR® ASSOCIATION
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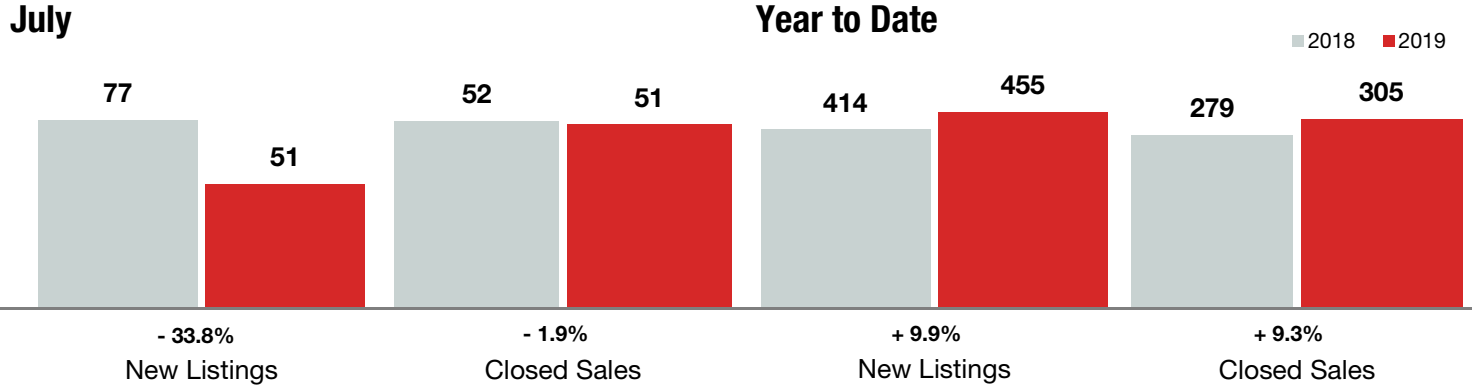
Charlotte Regional Realtor® Association

Davidson

North Carolina

Key Metrics	July			Year to Date		
	2018	2019	Percent Change	Thru 7-2018	Thru 7-2019	Percent Change
New Listings	77	51	- 33.8%	414	455	+ 9.9%
Pending Sales	42	42	0.0%	299	337	+ 12.7%
Closed Sales	52	51	- 1.9%	279	305	+ 9.3%
Median Sales Price*	\$414,500	\$415,000	+ 0.1%	\$368,000	\$377,000	+ 2.4%
Average Sales Price*	\$454,915	\$503,611	+ 10.7%	\$441,019	\$463,611	+ 5.1%
Percent of Original List Price Received*	97.0%	95.8%	- 1.2%	96.7%	95.7%	- 1.0%
List to Close	127	116	- 8.7%	118	111	- 5.9%
Days on Market Until Sale	72	71	- 1.4%	62	62	0.0%
Cumulative Days on Market Until Sale	72	96	+ 33.3%	72	78	+ 8.3%
Inventory of Homes for Sale	157	175	+ 11.5%	--	--	--
Months Supply of Inventory	4.0	4.2	+ 5.0%	--	--	--

* 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

