

Local Market Update for July 2019

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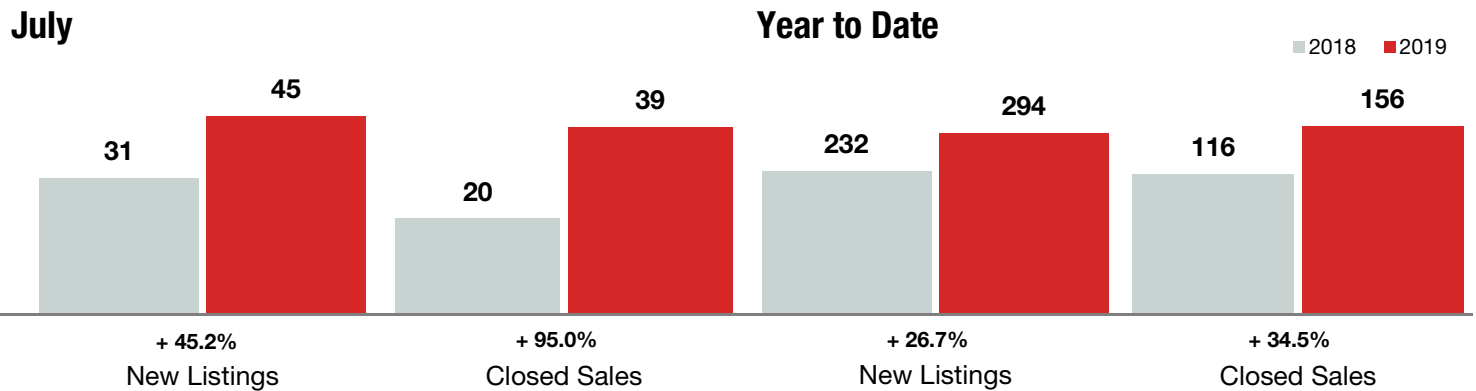
Charlotte Regional Realtor® Association

Montgomery County

North Carolina

Key Metrics	July			Year to Date		
	2018	2019	Percent Change	Thru 7-2018	Thru 7-2019	Percent Change
New Listings	31	45	+ 45.2%	232	294	+ 26.7%
Pending Sales	33	45	+ 36.4%	138	186	+ 34.8%
Closed Sales	20	39	+ 95.0%	116	156	+ 34.5%
Median Sales Price*	\$115,000	\$98,000	- 14.8%	\$135,000	\$120,000	- 11.1%
Average Sales Price*	\$141,705	\$181,490	+ 28.1%	\$221,481	\$207,923	- 6.1%
Percent of Original List Price Received*	86.7%	89.5%	+ 3.2%	88.1%	89.6%	+ 1.7%
List to Close	177	107	- 39.5%	162	140	- 13.6%
Days on Market Until Sale	142	76	- 46.5%	122	103	- 15.6%
Cumulative Days on Market Until Sale	151	104	- 31.1%	140	116	- 17.1%
Inventory of Homes for Sale	176	178	+ 1.1%	--	--	--
Months Supply of Inventory	9.4	7.9	- 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

