

Local Market Update for December 2019

A RESEARCH TOOL PROVIDED BY THE CHARLOTTE REGIONAL REALTOR® ASSOCIATION
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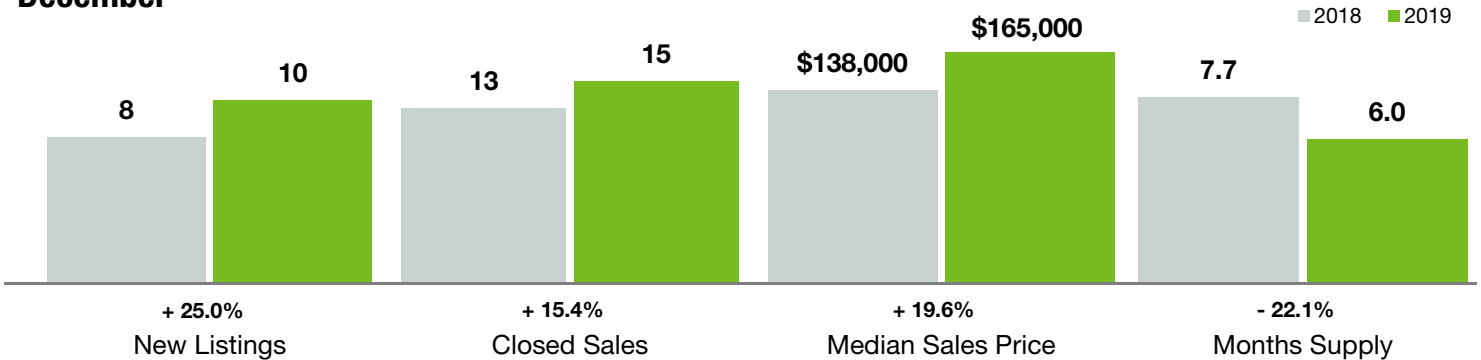
Montgomery County

North Carolina

Key Metrics	December			Year to Date		
	2018	2019	Percent Change	Thru 12-2018	Thru 12-2019	Percent Change
New Listings	8	10	+ 25.0%	339	438	+ 29.2%
Pending Sales	5	17	+ 240.0%	223	298	+ 33.6%
Closed Sales	13	15	+ 15.4%	222	290	+ 30.6%
Median Sales Price*	\$138,000	\$165,000	+ 19.6%	\$132,000	\$135,000	+ 2.3%
Average Sales Price*	\$240,800	\$213,427	- 11.4%	\$222,344	\$240,197	+ 8.0%
Percent of Original List Price Received*	86.9%	87.7%	+ 0.9%	88.2%	89.8%	+ 1.8%
List to Close	199	141	- 29.1%	164	138	- 15.9%
Days on Market Until Sale	150	95	- 36.7%	130	99	- 23.8%
Cumulative Days on Market Until Sale	150	100	- 33.3%	147	111	- 24.5%
Average List Price	\$154,738	\$159,410	+ 3.0%	\$303,011	\$281,054	- 7.2%
Inventory of Homes for Sale	143	148	+ 3.5%	--	--	--
Months Supply of Inventory	7.7	6.0	- 22.1%	--	--	--

* 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.

December



Median Sales Price

Rolling 12-Month Calculation

