

Local Market Update for April 2020

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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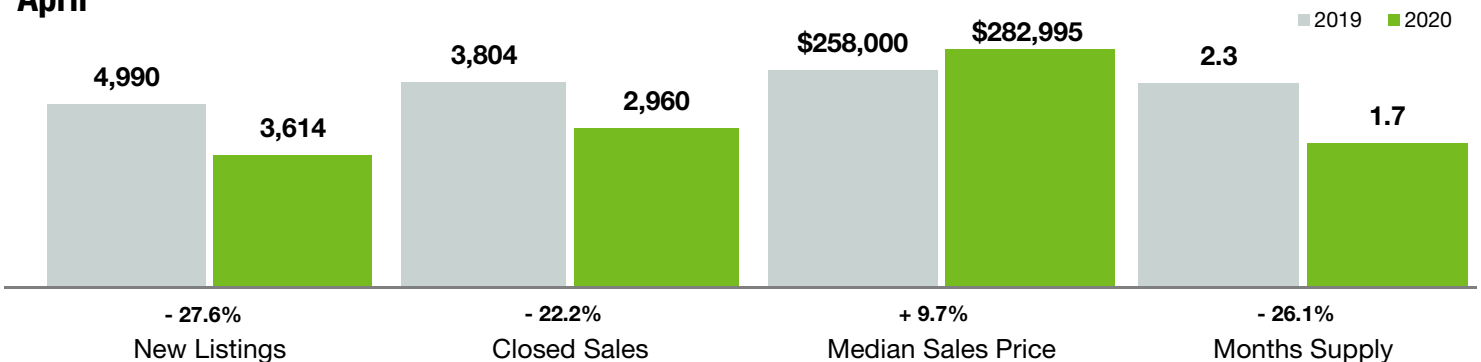
Charlotte MSA

Includes Cabarrus, Gaston, Iredell, Lincoln Mecklenburg, Rowan and Union Counties in North Carolina and Chester, Lancaster and York Counties in South Carolina

Key Metrics	April			Year to Date		
	2019	2020	Percent Change	Thru 4-2019	Thru 4-2020	Percent Change
New Listings	4,990	3,614	- 27.6%	17,770	16,459	- 7.4%
Pending Sales	4,174	3,390	- 18.8%	14,828	14,388	- 3.0%
Closed Sales	3,804	2,960	- 22.2%	12,092	12,136	+ 0.4%
Median Sales Price*	\$258,000	\$282,995	+ 9.7%	\$248,000	\$273,000	+ 10.1%
Average Sales Price*	\$307,922	\$335,834	+ 9.1%	\$294,532	\$320,082	+ 8.7%
Percent of Original List Price Received*	97.2%	98.0%	+ 0.8%	96.7%	97.3%	+ 0.6%
List to Close	92	88	- 4.3%	99	94	- 5.1%
Days on Market Until Sale	45	36	- 20.0%	48	43	- 10.4%
Cumulative Days on Market Until Sale	54	44	- 18.5%	58	52	- 10.3%
Average List Price	\$354,829	\$339,601	- 4.3%	\$349,705	\$351,453	+ 0.5%
Inventory of Homes for Sale	8,071	6,066	- 24.8%	--	--	--
Months Supply of Inventory	2.3	1.7	- 26.1%	--	--	--

* 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.

April



Median Sales Price

Rolling 12-Month Calculation

