

Local Market Update for July 2020

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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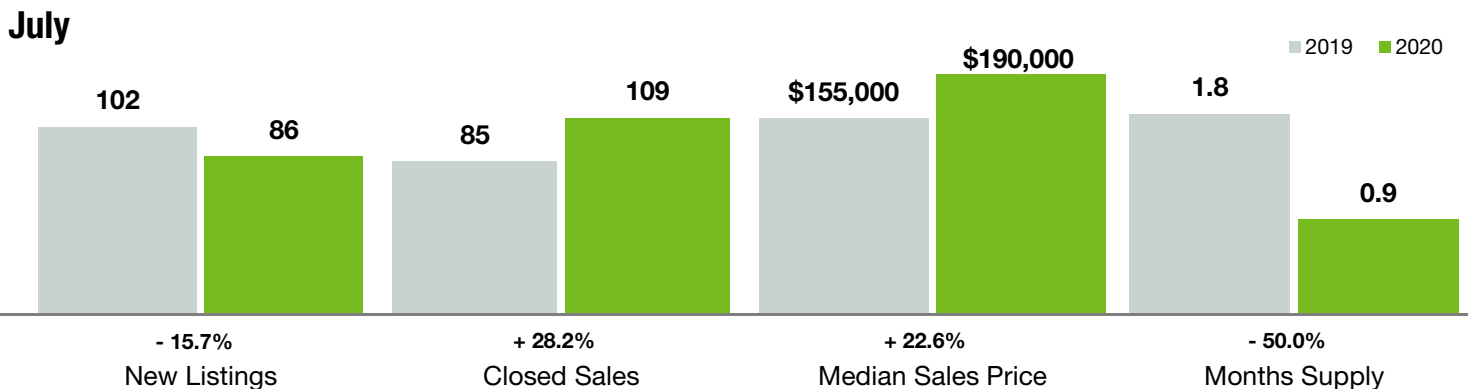


Kannapolis

North Carolina

Key Metrics	July			Year to Date		
	2019	2020	Percent Change	Thru 7-2019	Thru 7-2020	Percent Change
New Listings	102	86	- 15.7%	586	586	0.0%
Pending Sales	85	89	+ 4.7%	524	543	+ 3.6%
Closed Sales	85	109	+ 28.2%	491	483	- 1.6%
Median Sales Price*	\$155,000	\$190,000	+ 22.6%	\$159,000	\$177,500	+ 11.6%
Average Sales Price*	\$171,134	\$226,074	+ 32.1%	\$172,722	\$200,426	+ 16.0%
Percent of Original List Price Received*	97.2%	97.8%	+ 0.6%	96.5%	96.9%	+ 0.4%
List to Close	59	75	+ 27.1%	78	79	+ 1.3%
Days on Market Until Sale	20	29	+ 45.0%	37	34	- 8.1%
Cumulative Days on Market Until Sale	24	32	+ 33.3%	44	38	- 13.6%
Average List Price	\$210,081	\$222,601	+ 6.0%	\$183,235	\$212,033	+ 15.7%
Inventory of Homes for Sale	123	66	- 46.3%	--	--	--
Months Supply of Inventory	1.8	0.9	- 50.0%	--	--	--

* 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

