

Local Market Update for February 2021

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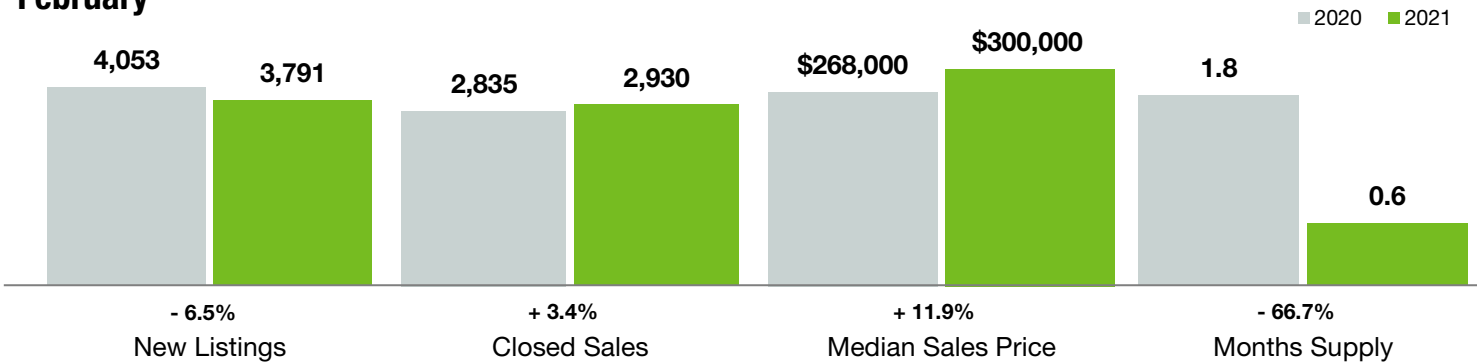
Charlotte MSA

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

Key Metrics	February			Year to Date		
	2020	2021	Percent Change	Thru 2-2020	Thru 2-2021	Percent Change
New Listings	4,053	3,791	- 6.5%	7,992	7,434	- 7.0%
Pending Sales	3,719	4,048	+ 8.8%	7,259	7,881	+ 8.6%
Closed Sales	2,835	2,930	+ 3.4%	5,401	5,846	+ 8.2%
Median Sales Price*	\$268,000	\$300,000	+ 11.9%	\$264,500	\$297,000	+ 12.3%
Average Sales Price*	\$311,757	\$350,669	+ 12.5%	\$309,688	\$348,768	+ 12.6%
Percent of Original List Price Received*	97.0%	99.5%	+ 2.6%	96.7%	99.3%	+ 2.7%
List to Close	98	88	- 10.2%	99	86	- 13.1%
Days on Market Until Sale	48	30	- 37.5%	47	28	- 40.4%
Cumulative Days on Market Until Sale	57	34	- 40.4%	56	31	- 44.6%
Average List Price	\$359,024	\$390,157	+ 8.7%	\$351,507	\$385,441	+ 9.7%
Inventory of Homes for Sale	6,603	2,332	- 64.7%	--	--	--
Months Supply of Inventory	1.8	0.6	- 66.7%	--	--	--

* 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.

February



Median Sales Price

Rolling 12-Month Calculation

