

# Local Market Update for May 2023

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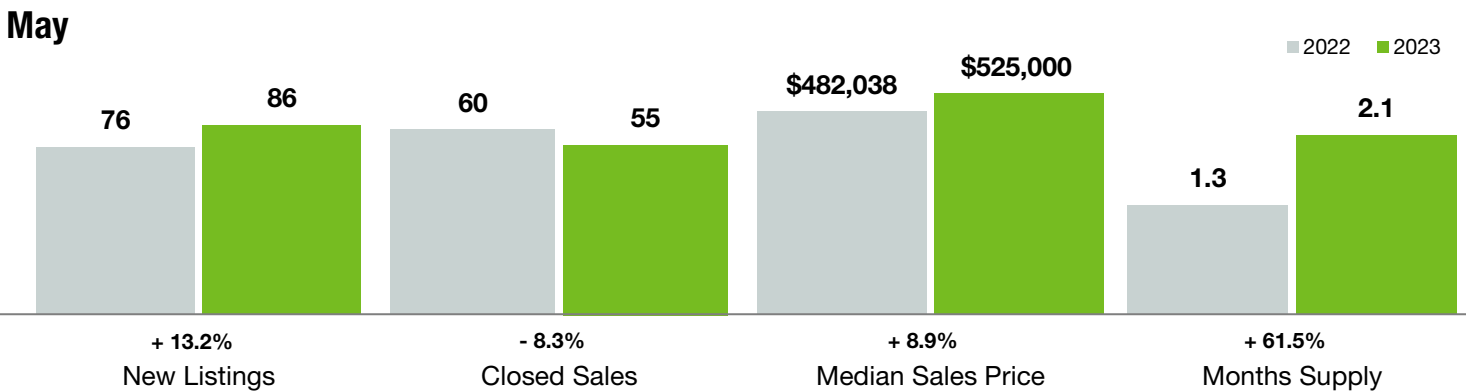


## Denver

North Carolina

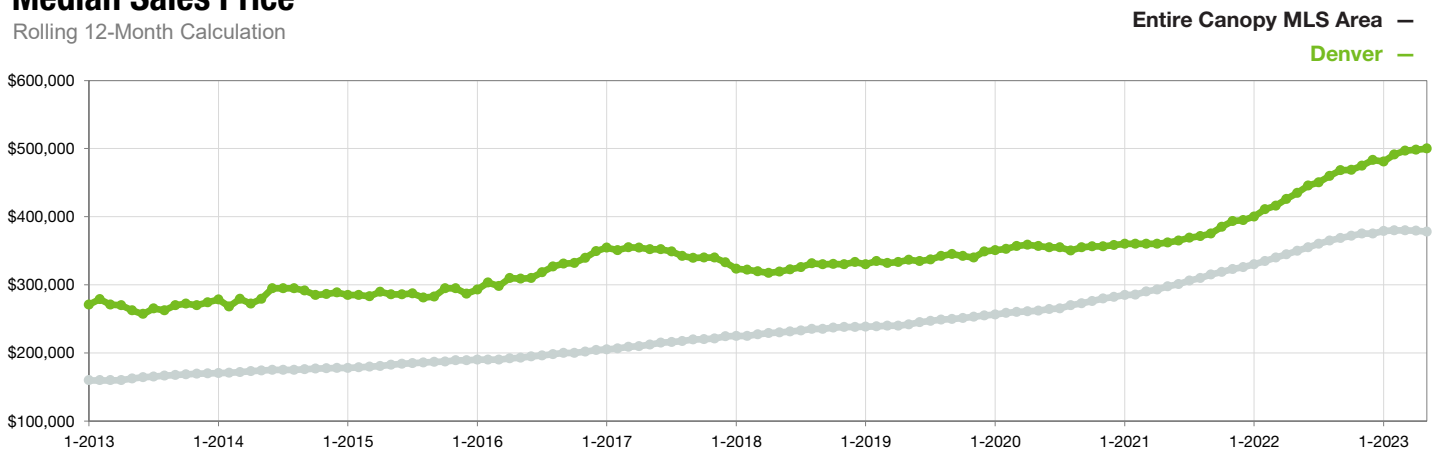
Key Metrics	May			Year to Date		
	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
New Listings	76	86	+ 13.2%	341	346	+ 1.5%
Pending Sales	51	68	+ 33.3%	284	297	+ 4.6%
Closed Sales	60	55	- 8.3%	306	226	- 26.1%
Median Sales Price*	\$482,038	\$525,000	+ 8.9%	\$475,000	\$498,500	+ 4.9%
Average Sales Price*	\$597,143	\$597,004	- 0.0%	\$574,389	\$618,608	+ 7.7%
Percent of Original List Price Received*	103.0%	97.1%	- 5.7%	101.3%	96.8%	- 4.4%
List to Close	89	81	- 9.0%	95	114	+ 20.0%
Days on Market Until Sale	25	35	+ 40.0%	25	57	+ 128.0%
Cumulative Days on Market Until Sale	12	33	+ 175.0%	17	52	+ 205.9%
Average List Price	\$609,712	\$815,793	+ 33.8%	\$616,393	\$687,438	+ 11.5%
Inventory of Homes for Sale	83	108	+ 30.1%	--	--	--
Months Supply of Inventory	1.3	2.1	+ 61.5%	--	--	--

\* 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



Current as of June 5, 2023. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2023 ShowingTime.