

Local Market Update for May 2023

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
FOR MORE INFORMATION, CONTACT A REALTOR®

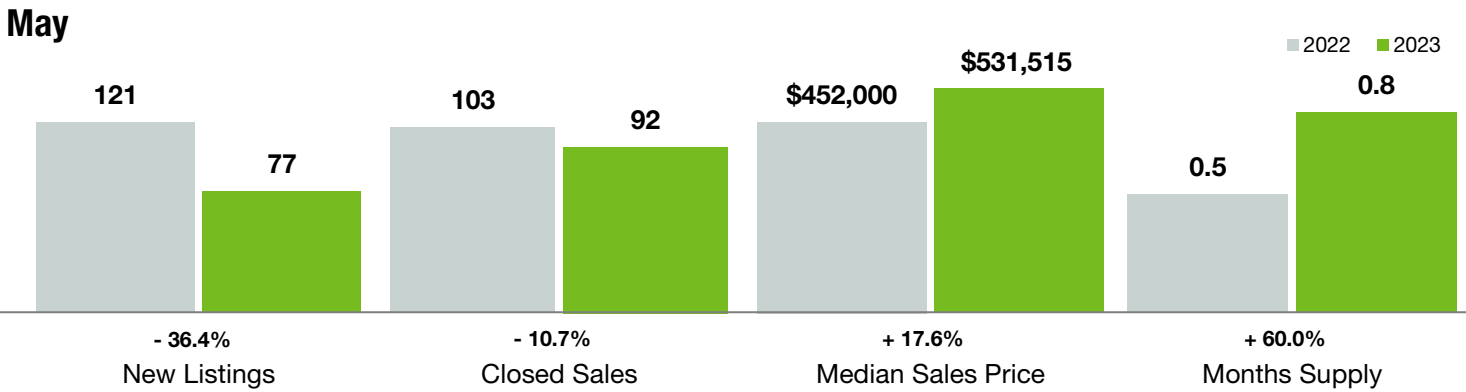


Matthews

North Carolina

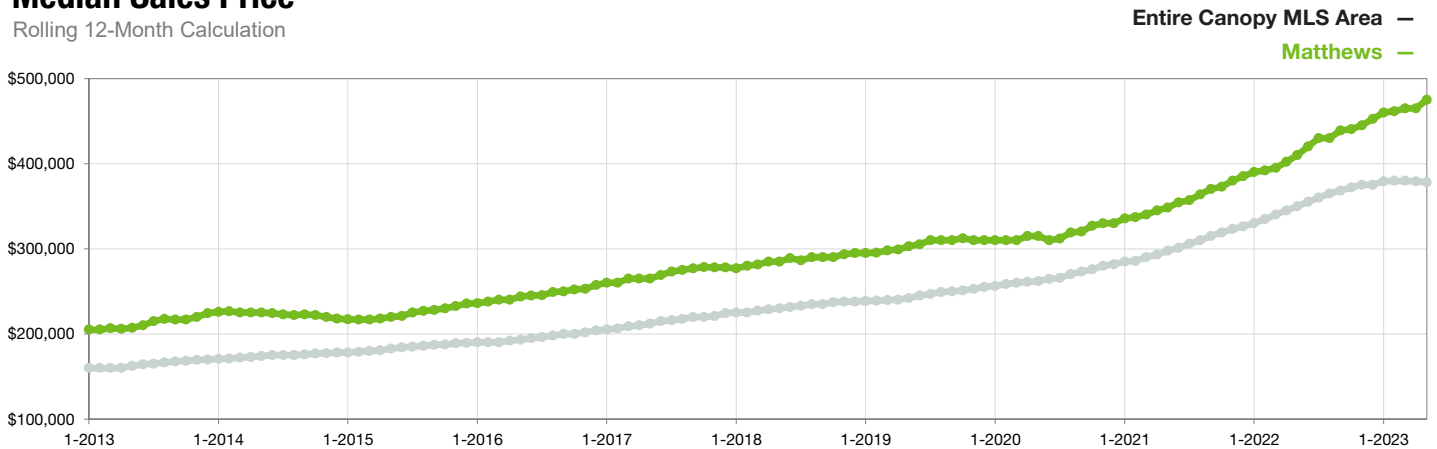
Key Metrics	May			Year to Date		
	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
New Listings	121	77	- 36.4%	501	402	- 19.8%
Pending Sales	121	82	- 32.2%	471	393	- 16.6%
Closed Sales	103	92	- 10.7%	428	344	- 19.6%
Median Sales Price*	\$452,000	\$531,515	+ 17.6%	\$438,250	\$489,575	+ 11.7%
Average Sales Price*	\$509,243	\$588,474	+ 15.6%	\$512,534	\$531,599	+ 3.7%
Percent of Original List Price Received*	105.5%	100.0%	- 5.2%	103.9%	97.7%	- 6.0%
List to Close	58	68	+ 17.2%	67	79	+ 17.9%
Days on Market Until Sale	9	28	+ 211.1%	14	37	+ 164.3%
Cumulative Days on Market Until Sale	7	21	+ 200.0%	12	35	+ 191.7%
Average List Price	\$552,989	\$547,731	- 1.0%	\$520,424	\$569,263	+ 9.4%
Inventory of Homes for Sale	53	65	+ 22.6%	--	--	--
Months Supply of Inventory	0.5	0.8	+ 60.0%	--	--	--

* 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



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