

# Local Market Update for May 2023

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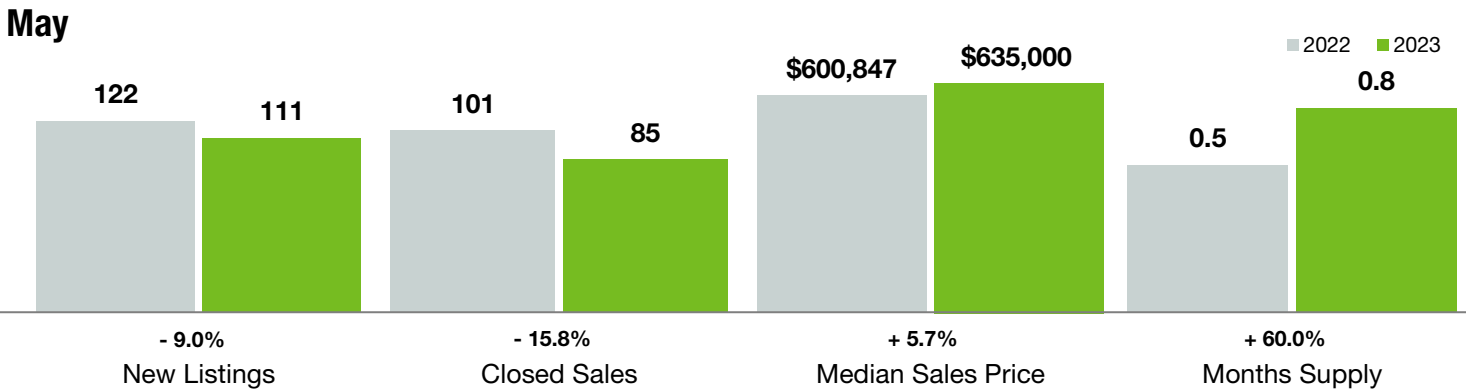


## Waxhaw

North Carolina

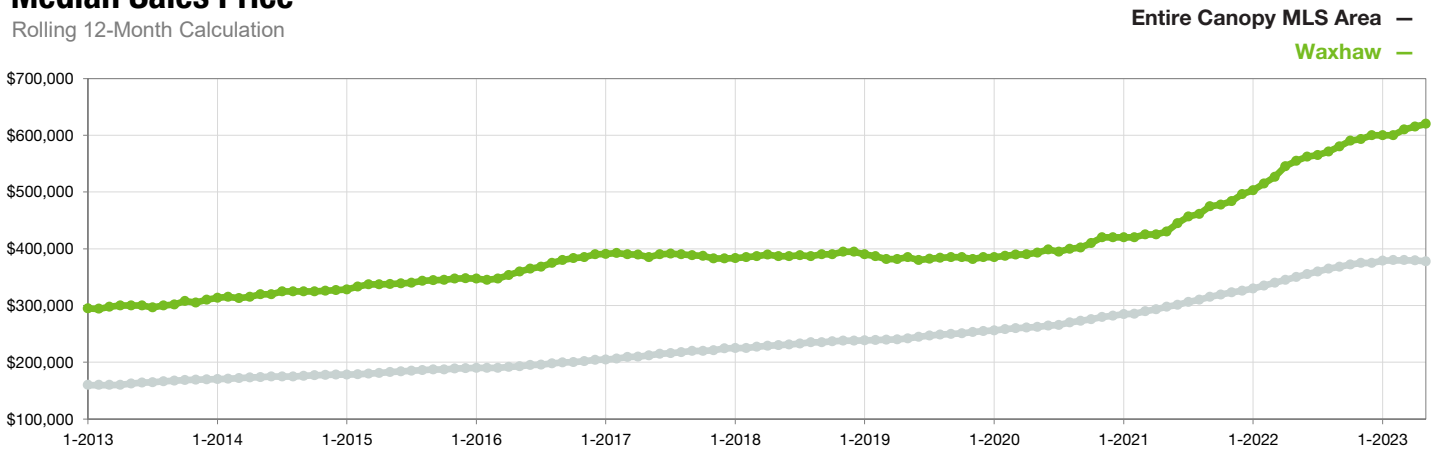
Key Metrics	May			Year to Date		
	2022	2023	Percent Change	Thru 5-2022	Thru 5-2023	Percent Change
New Listings	122	111	- 9.0%	517	389	- 24.8%
Pending Sales	104	117	+ 12.5%	481	398	- 17.3%
Closed Sales	101	85	- 15.8%	441	347	- 21.3%
Median Sales Price*	\$600,847	\$635,000	+ 5.7%	\$580,000	\$623,945	+ 7.6%
Average Sales Price*	\$721,763	\$734,357	+ 1.7%	\$684,899	\$722,977	+ 5.6%
Percent of Original List Price Received*	103.9%	100.1%	- 3.7%	103.7%	97.8%	- 5.7%
List to Close	59	59	0.0%	69	107	+ 55.1%
Days on Market Until Sale	10	15	+ 50.0%	16	31	+ 93.8%
Cumulative Days on Market Until Sale	9	16	+ 77.8%	13	32	+ 146.2%
Average List Price	\$830,550	\$875,373	+ 5.4%	\$760,256	\$850,447	+ 11.9%
Inventory of Homes for Sale	52	58	+ 11.5%	--	--	--
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.