

Local Market Update for February 2020

A RESEARCH TOOL PROVIDED BY THE CHARLOTTE REGIONAL REALTOR® ASSOCIATION
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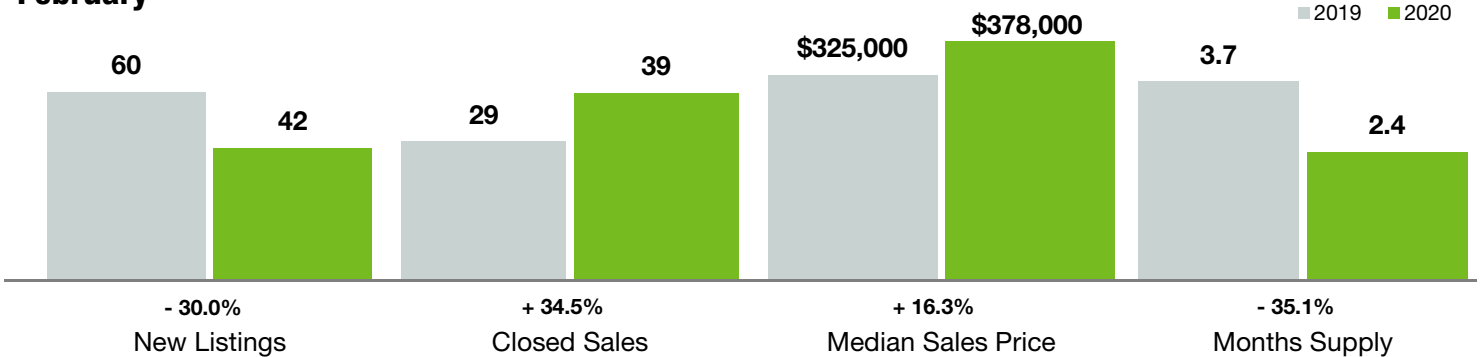
Davidson

North Carolina

Key Metrics	February			Year to Date		
	2019	2020	Percent Change	Thru 2-2019	Thru 2-2020	Percent Change
New Listings	60	42	- 30.0%	92	87	- 5.4%
Pending Sales	46	50	+ 8.7%	77	110	+ 42.9%
Closed Sales	29	39	+ 34.5%	46	65	+ 41.3%
Median Sales Price*	\$325,000	\$378,000	+ 16.3%	\$327,000	\$385,000	+ 17.7%
Average Sales Price*	\$361,983	\$415,842	+ 14.9%	\$397,191	\$443,634	+ 11.7%
Percent of Original List Price Received*	95.5%	93.6%	- 2.0%	95.0%	94.5%	- 0.5%
List to Close	116	141	+ 21.6%	117	134	+ 14.5%
Days on Market Until Sale	69	93	+ 34.8%	65	83	+ 27.7%
Cumulative Days on Market Until Sale	79	100	+ 26.6%	83	87	+ 4.8%
Average List Price	\$461,487	\$558,583	+ 21.0%	\$497,025	\$558,554	+ 12.4%
Inventory of Homes for Sale	147	114	- 22.4%	--	--	--
Months Supply of Inventory	3.7	2.4	- 35.1%	--	--	--

* 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

