

# Local Market Update for February 2020

A RESEARCH TOOL PROVIDED BY THE CHARLOTTE REGIONAL REALTOR® ASSOCIATION  
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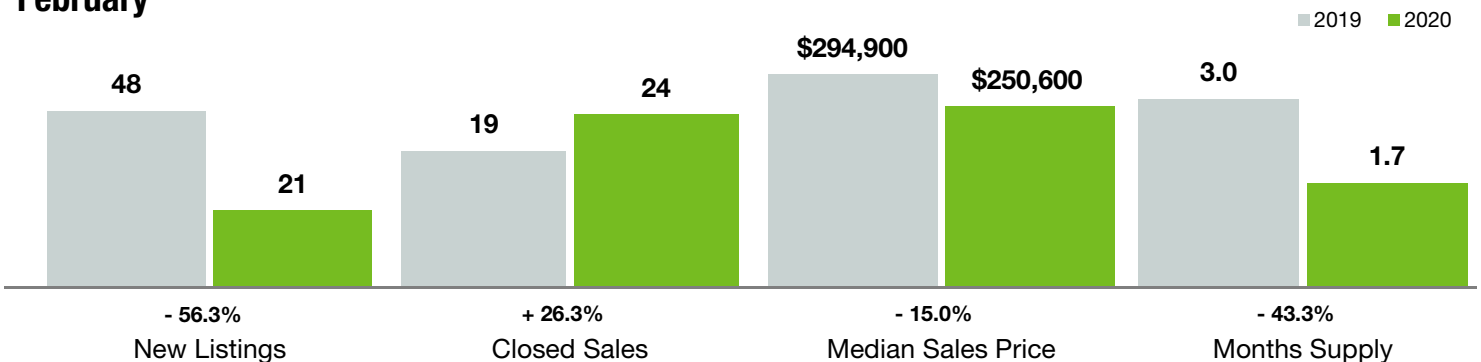
## Uptown Charlotte

North Carolina

Key Metrics	February			Year to Date		
	2019	2020	Percent Change	Thru 2-2019	Thru 2-2020	Percent Change
New Listings	48	21	- 56.3%	71	61	- 14.1%
Pending Sales	25	38	+ 52.0%	47	67	+ 42.6%
Closed Sales	19	24	+ 26.3%	32	50	+ 56.3%
Median Sales Price*	\$294,900	\$250,600	- 15.0%	\$291,450	\$293,700	+ 0.8%
Average Sales Price*	\$370,353	\$290,167	- 21.7%	\$395,388	\$309,472	- 21.7%
Percent of Original List Price Received*	95.1%	94.5%	- 0.6%	95.8%	95.6%	- 0.2%
List to Close	134	107	- 20.1%	118	97	- 17.8%
Days on Market Until Sale	91	66	- 27.5%	76	56	- 26.3%
Cumulative Days on Market Until Sale	110	81	- 26.4%	105	66	- 37.1%
Average List Price	\$362,754	\$414,610	+ 14.3%	\$368,490	\$357,206	- 3.1%
Inventory of Homes for Sale	85	54	- 36.5%	--	--	--
Months Supply of Inventory	3.0	1.7	- 43.3%	--	--	--

\* 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

