

# Local Market Update for August 2020

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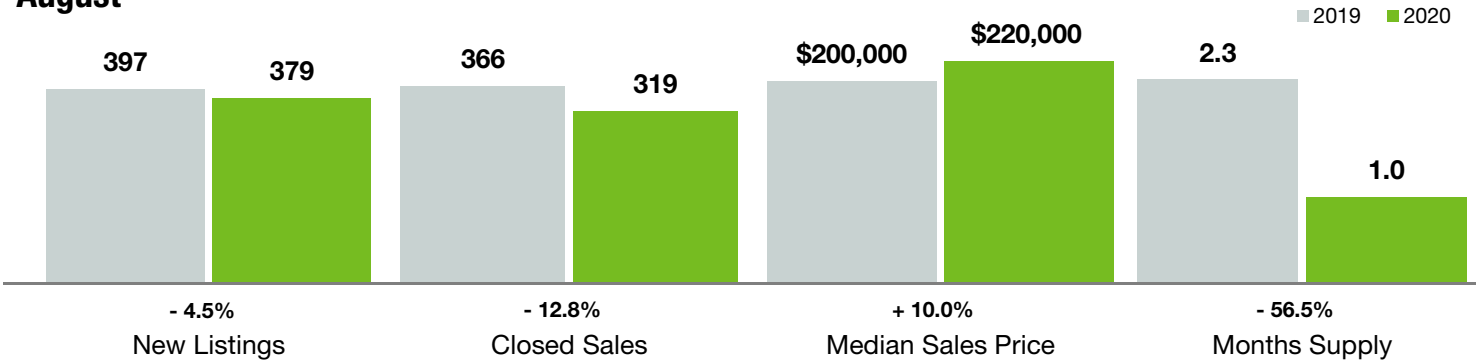
## Gaston County

North Carolina

Key Metrics	August			Year to Date		
	2019	2020	Percent Change	Thru 8-2019	Thru 8-2020	Percent Change
New Listings	397	379	- 4.5%	2,934	2,837	- 3.3%
Pending Sales	316	399	+ 26.3%	2,517	2,745	+ 9.1%
Closed Sales	366	319	- 12.8%	2,389	2,500	+ 4.6%
Median Sales Price*	\$200,000	\$220,000	+ 10.0%	\$190,000	\$211,430	+ 11.3%
Average Sales Price*	\$225,512	\$243,637	+ 8.0%	\$212,830	\$237,967	+ 11.8%
Percent of Original List Price Received*	97.6%	98.4%	+ 0.8%	97.0%	97.1%	+ 0.1%
List to Close	84	86	+ 2.4%	91	94	+ 3.3%
Days on Market Until Sale	34	30	- 11.8%	39	39	0.0%
Cumulative Days on Market Until Sale	39	32	- 17.9%	45	43	- 4.4%
Average List Price	\$239,431	\$249,266	+ 4.1%	\$226,418	\$240,482	+ 6.2%
Inventory of Homes for Sale	677	323	- 52.3%	--	--	--
Months Supply of Inventory	2.3	1.0	- 56.5%	--	--	--

\* 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.

### August



### Median Sales Price

Rolling 12-Month Calculation

