

Local Market Update for August 2020

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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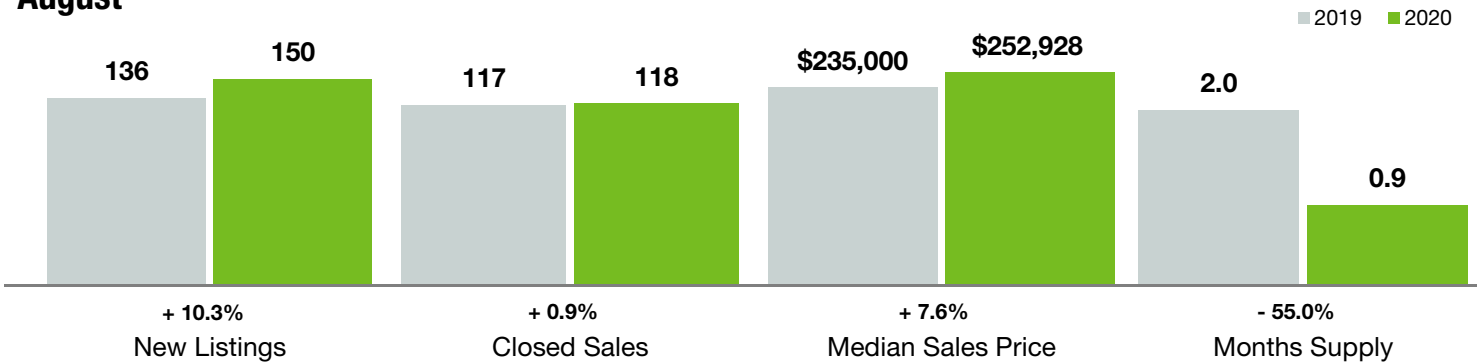
Monroe

North Carolina

Key Metrics	August			Year to Date		
	2019	2020	Percent Change	Thru 8-2019	Thru 8-2020	Percent Change
New Listings	136	150	+ 10.3%	1,047	936	- 10.6%
Pending Sales	110	162	+ 47.3%	891	873	- 2.0%
Closed Sales	117	118	+ 0.9%	791	755	- 4.6%
Median Sales Price*	\$235,000	\$252,928	+ 7.6%	\$222,000	\$245,000	+ 10.4%
Average Sales Price*	\$256,082	\$253,522	- 1.0%	\$236,604	\$257,126	+ 8.7%
Percent of Original List Price Received*	97.5%	99.8%	+ 2.4%	97.0%	98.2%	+ 1.2%
List to Close	82	92	+ 12.2%	81	83	+ 2.5%
Days on Market Until Sale	31	29	- 6.5%	36	34	- 5.6%
Cumulative Days on Market Until Sale	31	36	+ 16.1%	42	39	- 7.1%
Average List Price	\$260,034	\$279,007	+ 7.3%	\$255,858	\$268,876	+ 5.1%
Inventory of Homes for Sale	197	93	- 52.8%	--	--	--
Months Supply of Inventory	2.0	0.9	- 55.0%	--	--	--

* 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.

August



Median Sales Price

Rolling 12-Month Calculation

