

Local Market Update for August 2020

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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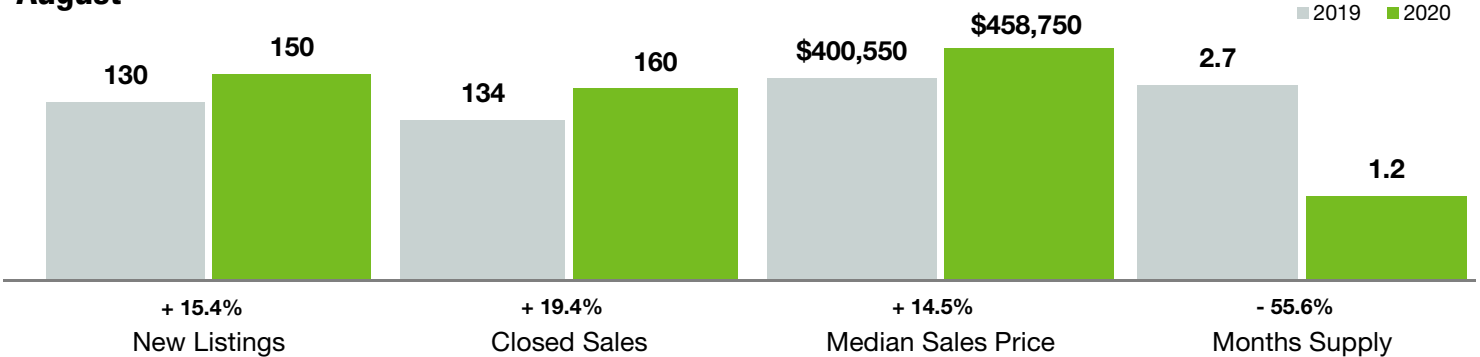
Waxhaw

North Carolina

Key Metrics	August			Year to Date		
	2019	2020	Percent Change	Thru 8-2019	Thru 8-2020	Percent Change
New Listings	130	150	+ 15.4%	1,212	1,175	- 3.1%
Pending Sales	105	191	+ 81.9%	1,018	1,085	+ 6.6%
Closed Sales	134	160	+ 19.4%	950	915	- 3.7%
Median Sales Price*	\$400,550	\$458,750	+ 14.5%	\$385,000	\$406,900	+ 5.7%
Average Sales Price*	\$481,721	\$528,360	+ 9.7%	\$454,672	\$475,724	+ 4.6%
Percent of Original List Price Received*	96.6%	98.6%	+ 2.1%	96.8%	97.7%	+ 0.9%
List to Close	94	76	- 19.1%	108	93	- 13.9%
Days on Market Until Sale	41	34	- 17.1%	58	43	- 25.9%
Cumulative Days on Market Until Sale	48	42	- 12.5%	69	52	- 24.6%
Average List Price	\$511,062	\$481,947	- 5.7%	\$508,721	\$518,588	+ 1.9%
Inventory of Homes for Sale	293	137	- 53.2%	--	--	--
Months Supply of Inventory	2.7	1.2	- 55.6%	--	--	--

* 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

