

Local Market Update for August 2021

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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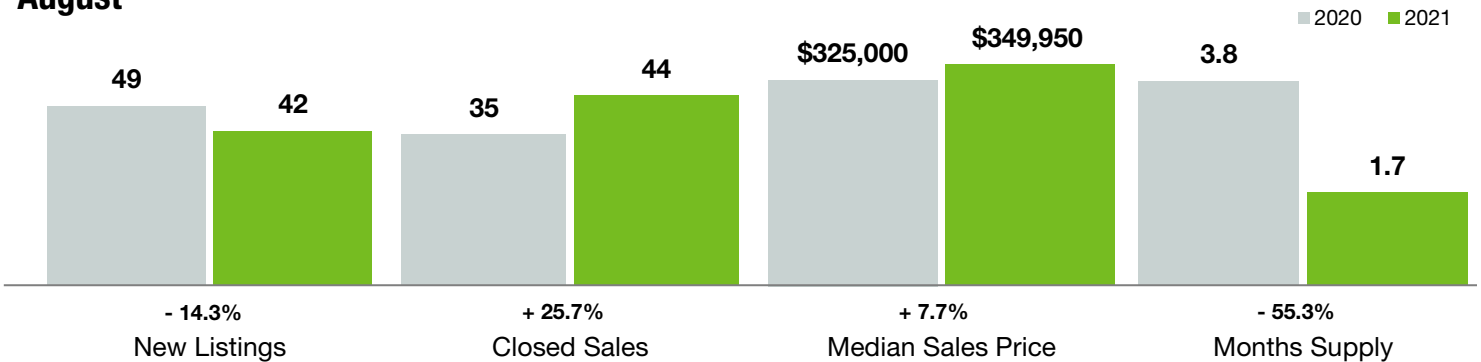
Uptown Charlotte

North Carolina

Key Metrics	August			Year to Date		
	2020	2021	Percent Change	Thru 8-2020	Thru 8-2021	Percent Change
New Listings	49	42	- 14.3%	333	359	+ 7.8%
Pending Sales	27	38	+ 40.7%	231	334	+ 44.6%
Closed Sales	35	44	+ 25.7%	227	322	+ 41.9%
Median Sales Price*	\$325,000	\$349,950	+ 7.7%	\$281,000	\$335,500	+ 19.4%
Average Sales Price*	\$368,420	\$453,295	+ 23.0%	\$318,852	\$385,258	+ 20.8%
Percent of Original List Price Received*	97.6%	97.6%	0.0%	96.7%	97.3%	+ 0.6%
List to Close	75	75	0.0%	87	87	0.0%
Days on Market Until Sale	34	33	- 2.9%	44	45	+ 2.3%
Cumulative Days on Market Until Sale	34	42	+ 23.5%	51	52	+ 2.0%
Average List Price	\$453,542	\$455,159	+ 0.4%	\$373,158	\$421,395	+ 12.9%
Inventory of Homes for Sale	107	62	- 42.1%	--	--	--
Months Supply of Inventory	3.8	1.7	- 55.3%	--	--	--

* 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.

August



Median Sales Price

Rolling 12-Month Calculation

