

# Local Market Update for January 2023

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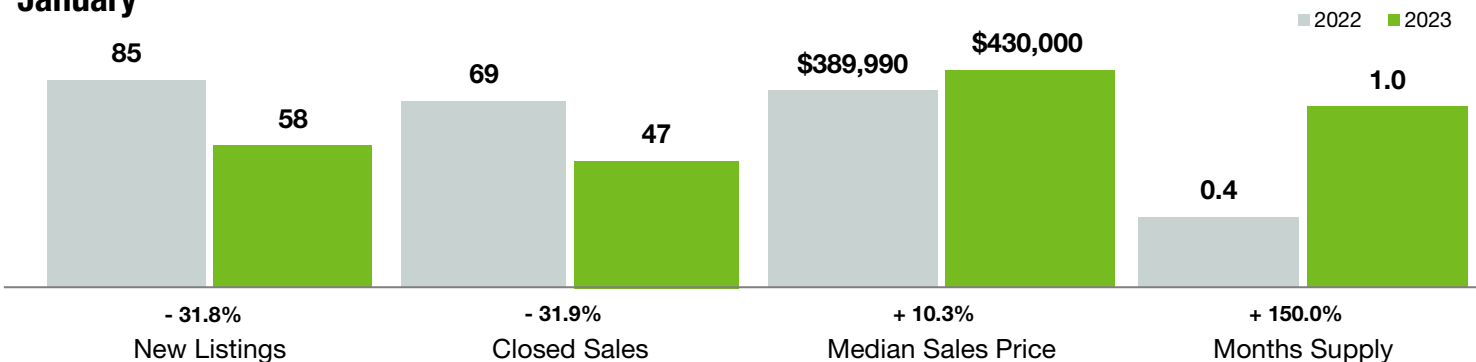
## Matthews

North Carolina

Key Metrics	January			Year to Date		
	2022	2023	Percent Change	Thru 1-2022	Thru 1-2023	Percent Change
New Listings	85	58	- 31.8%	85	58	- 31.8%
Pending Sales	92	70	- 23.9%	92	70	- 23.9%
Closed Sales	69	47	- 31.9%	69	47	- 31.9%
Median Sales Price*	\$389,990	\$430,000	+ 10.3%	\$389,990	\$430,000	+ 10.3%
Average Sales Price*	\$493,066	\$470,277	- 4.6%	\$493,066	\$470,277	- 4.6%
Percent of Original List Price Received*	101.1%	94.5%	- 6.5%	101.1%	94.5%	- 6.5%
List to Close	57	84	+ 47.4%	57	84	+ 47.4%
Days on Market Until Sale	18	41	+ 127.8%	18	41	+ 127.8%
Cumulative Days on Market Until Sale	17	48	+ 182.4%	17	48	+ 182.4%
Average List Price	\$468,681	\$494,416	+ 5.5%	\$468,681	\$494,416	+ 5.5%
Inventory of Homes for Sale	44	83	+ 88.6%	--	--	--
Months Supply of Inventory	0.4	1.0	+ 150.0%	--	--	--

\* 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.

### January



### Median Sales Price

Rolling 12-Month Calculation

