

Local Market Update for January 2023

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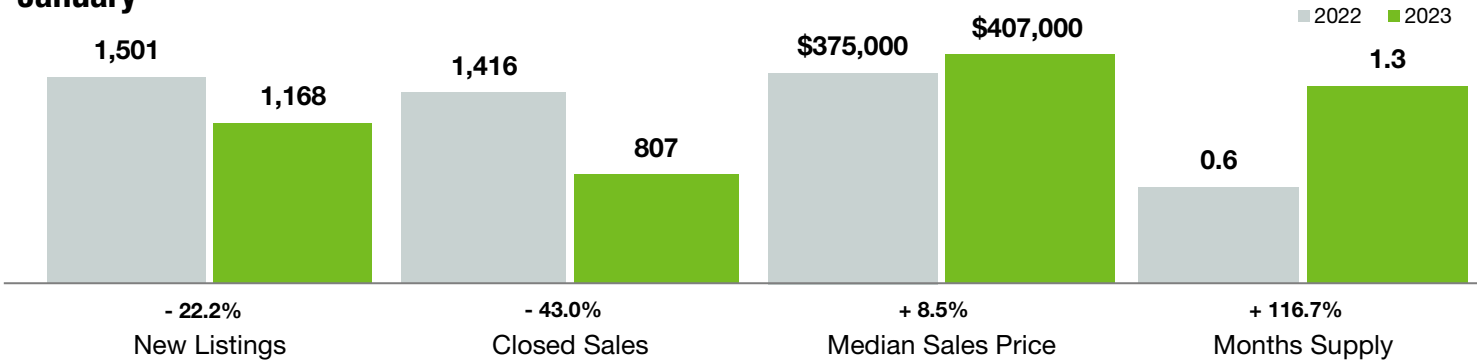
Mecklenburg County

North Carolina

Key Metrics	January			Year to Date		
	2022	2023	Percent Change	Thru 1-2022	Thru 1-2023	Percent Change
New Listings	1,501	1,168	- 22.2%	1,501	1,168	- 22.2%
Pending Sales	1,609	1,352	- 16.0%	1,609	1,352	- 16.0%
Closed Sales	1,416	807	- 43.0%	1,416	807	- 43.0%
Median Sales Price*	\$375,000	\$407,000	+ 8.5%	\$375,000	\$407,000	+ 8.5%
Average Sales Price*	\$449,879	\$472,438	+ 5.0%	\$449,879	\$472,438	+ 5.0%
Percent of Original List Price Received*	101.2%	95.0%	- 6.1%	101.2%	95.0%	- 6.1%
List to Close	83	108	+ 30.1%	83	108	+ 30.1%
Days on Market Until Sale	22	44	+ 100.0%	22	44	+ 100.0%
Cumulative Days on Market Until Sale	22	44	+ 100.0%	22	44	+ 100.0%
Average List Price	\$478,264	\$537,999	+ 12.5%	\$478,264	\$537,999	+ 12.5%
Inventory of Homes for Sale	1,210	1,863	+ 54.0%	--	--	--
Months Supply of Inventory	0.6	1.3	+ 116.7%	--	--	--

* 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

