

Local Market Update for January 2023

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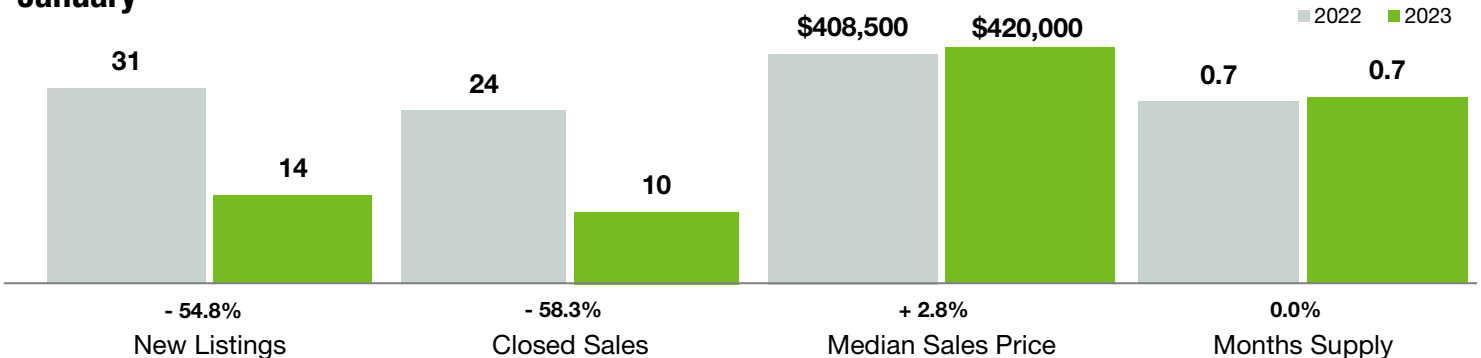
Uptown Charlotte

North Carolina

Key Metrics	January			Year to Date		
	2022	2023	Percent Change	Thru 1-2022	Thru 1-2023	Percent Change
New Listings	31	14	- 54.8%	31	14	- 54.8%
Pending Sales	38	17	- 55.3%	38	17	- 55.3%
Closed Sales	24	10	- 58.3%	24	10	- 58.3%
Median Sales Price*	\$408,500	\$420,000	+ 2.8%	\$408,500	\$420,000	+ 2.8%
Average Sales Price*	\$463,214	\$443,650	- 4.2%	\$463,214	\$443,650	- 4.2%
Percent of Original List Price Received*	98.9%	95.5%	- 3.4%	98.9%	95.5%	- 3.4%
List to Close	91	90	- 1.1%	91	90	- 1.1%
Days on Market Until Sale	44	61	+ 38.6%	44	61	+ 38.6%
Cumulative Days on Market Until Sale	44	61	+ 38.6%	44	61	+ 38.6%
Average List Price	\$425,340	\$656,592	+ 54.4%	\$425,340	\$656,592	+ 54.4%
Inventory of Homes for Sale	26	18	- 30.8%	--	--	--
Months Supply of Inventory	0.7	0.7	0.0%	--	--	--

* 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

