

Local Market Update for April 2023

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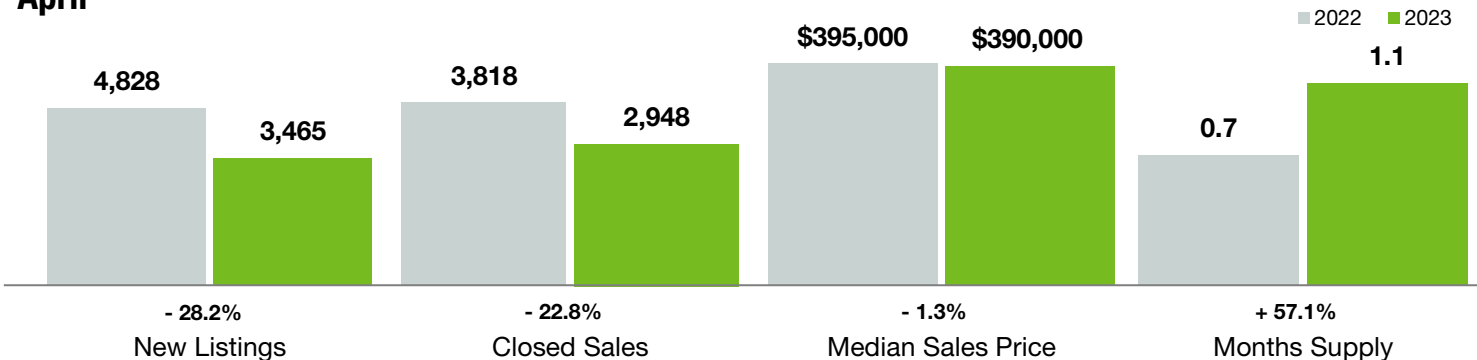
Charlotte MSA

Includes Cabarrus, Gaston, Iredell, Lincoln, Mecklenburg, Rowan and Union Counties in North Carolina and Chester, Lancaster and York Counties in South Carolina

Key Metrics	April			Year to Date		
	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	4,828	3,465	- 28.2%	16,071	12,808	- 20.3%
Pending Sales	3,973	3,557	- 10.5%	14,810	12,918	- 12.8%
Closed Sales	3,818	2,948	- 22.8%	13,932	10,495	- 24.7%
Median Sales Price*	\$395,000	\$390,000	- 1.3%	\$375,178	\$381,500	+ 1.7%
Average Sales Price*	\$466,474	\$474,340	+ 1.7%	\$434,566	\$454,053	+ 4.5%
Percent of Original List Price Received*	103.3%	97.8%	- 5.3%	101.9%	96.2%	- 5.6%
List to Close	69	88	+ 27.5%	77	98	+ 27.3%
Days on Market Until Sale	15	37	+ 146.7%	20	45	+ 125.0%
Cumulative Days on Market Until Sale	15	41	+ 173.3%	19	48	+ 152.6%
Average List Price	\$493,388	\$544,373	+ 10.3%	\$465,563	\$506,861	+ 8.9%
Inventory of Homes for Sale	2,893	3,446	+ 19.1%	--	--	--
Months Supply of Inventory	0.7	1.1	+ 57.1%	--	--	--

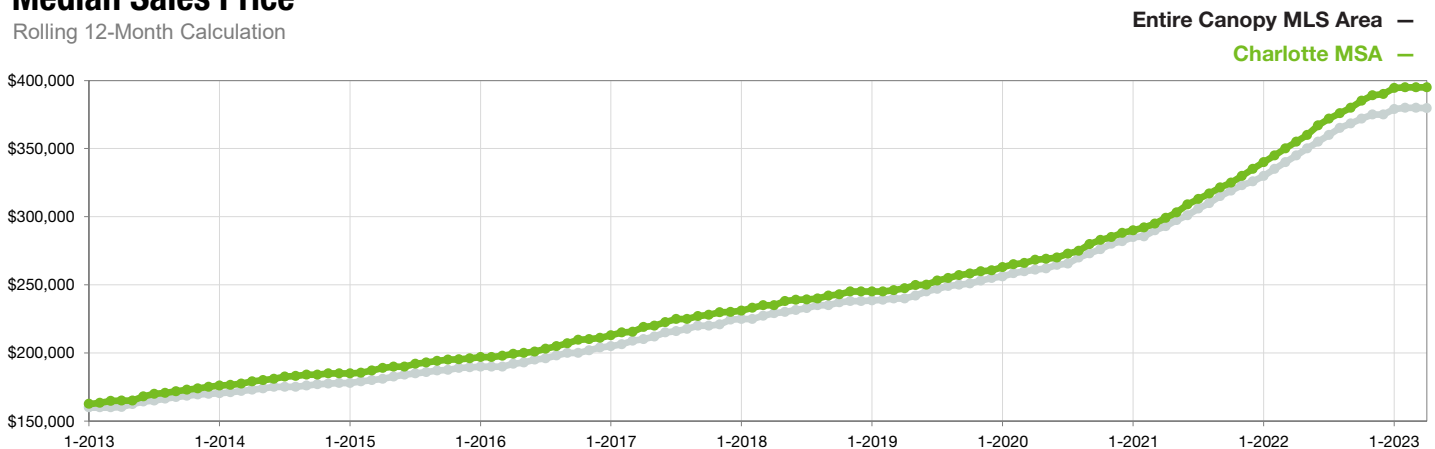
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

April



Median Sales Price

Rolling 12-Month Calculation



Current as of May 5, 2023. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2023 ShowingTime.