

Local Market Update for April 2023

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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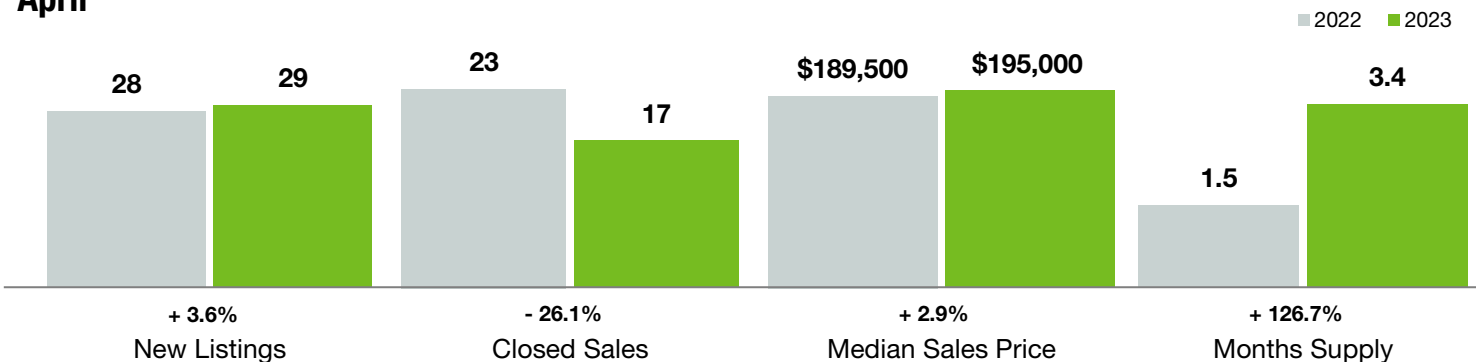
Montgomery County

North Carolina

Key Metrics	April			Year to Date		
	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	28	29	+ 3.6%	101	108	+ 6.9%
Pending Sales	22	25	+ 13.6%	95	86	- 9.5%
Closed Sales	23	17	- 26.1%	89	68	- 23.6%
Median Sales Price*	\$189,500	\$195,000	+ 2.9%	\$205,000	\$161,500	- 21.2%
Average Sales Price*	\$394,679	\$359,574	- 8.9%	\$365,060	\$307,921	- 15.7%
Percent of Original List Price Received*	93.7%	94.7%	+ 1.1%	94.6%	92.6%	- 2.1%
List to Close	89	89	0.0%	92	103	+ 12.0%
Days on Market Until Sale	43	55	+ 27.9%	48	70	+ 45.8%
Cumulative Days on Market Until Sale	53	77	+ 45.3%	50	79	+ 58.0%
Average List Price	\$469,338	\$445,879	- 5.0%	\$390,735	\$389,062	- 0.4%
Inventory of Homes for Sale	44	75	+ 70.5%	--	--	--
Months Supply of Inventory	1.5	3.4	+ 126.7%	--	--	--

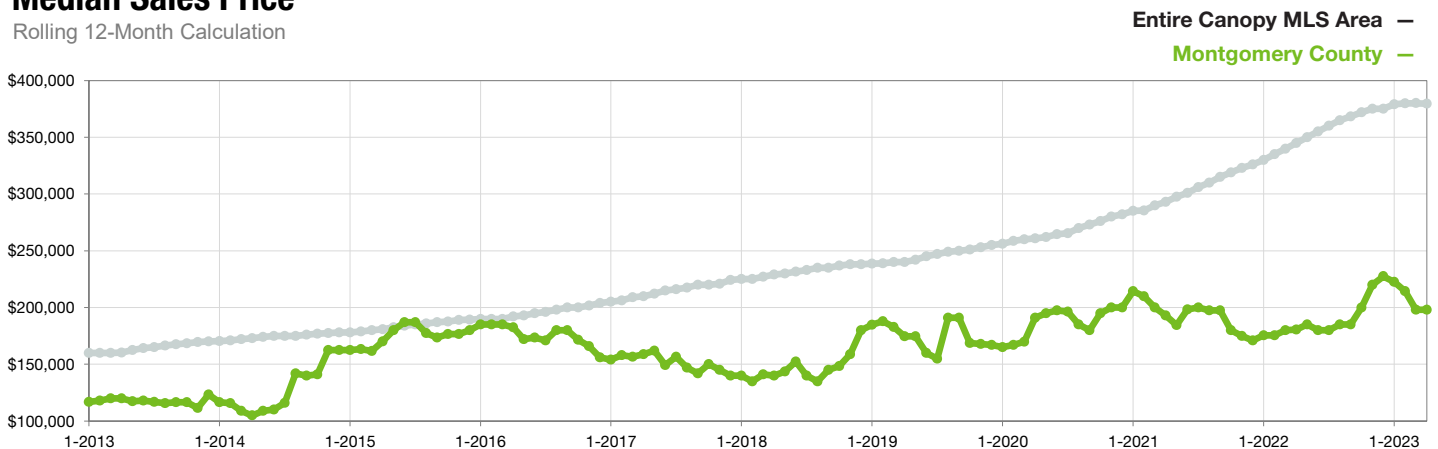
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.