

Local Market Update for August 2023

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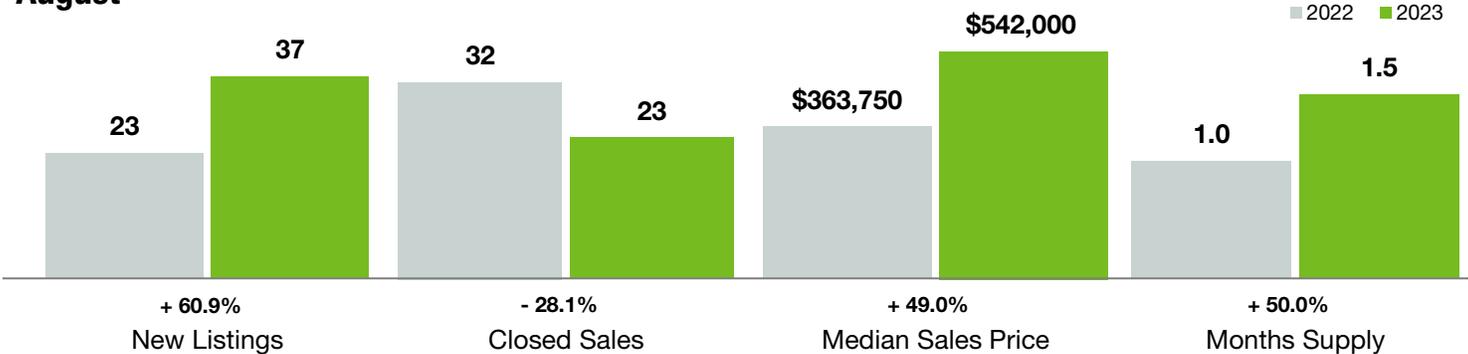
Uptown Charlotte

North Carolina

Key Metrics	August			Year to Date		
	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	23	37	+ 60.9%	300	195	- 35.0%
Pending Sales	21	27	+ 28.6%	266	167	- 37.2%
Closed Sales	32	23	- 28.1%	269	143	- 46.8%
Median Sales Price*	\$363,750	\$542,000	+ 49.0%	\$370,000	\$392,500	+ 6.1%
Average Sales Price*	\$384,015	\$594,207	+ 54.7%	\$430,797	\$476,538	+ 10.6%
Percent of Original List Price Received*	98.3%	98.9%	+ 0.6%	100.1%	98.7%	- 1.4%
List to Close	67	53	- 20.9%	62	61	- 1.6%
Days on Market Until Sale	25	17	- 32.0%	24	27	+ 12.5%
Cumulative Days on Market Until Sale	25	19	- 24.0%	26	29	+ 11.5%
Average List Price	\$498,527	\$450,081	- 9.7%	\$440,484	\$541,631	+ 23.0%
Inventory of Homes for Sale	33	30	- 9.1%	--	--	--
Months Supply of Inventory	1.0	1.5	+ 50.0%	--	--	--

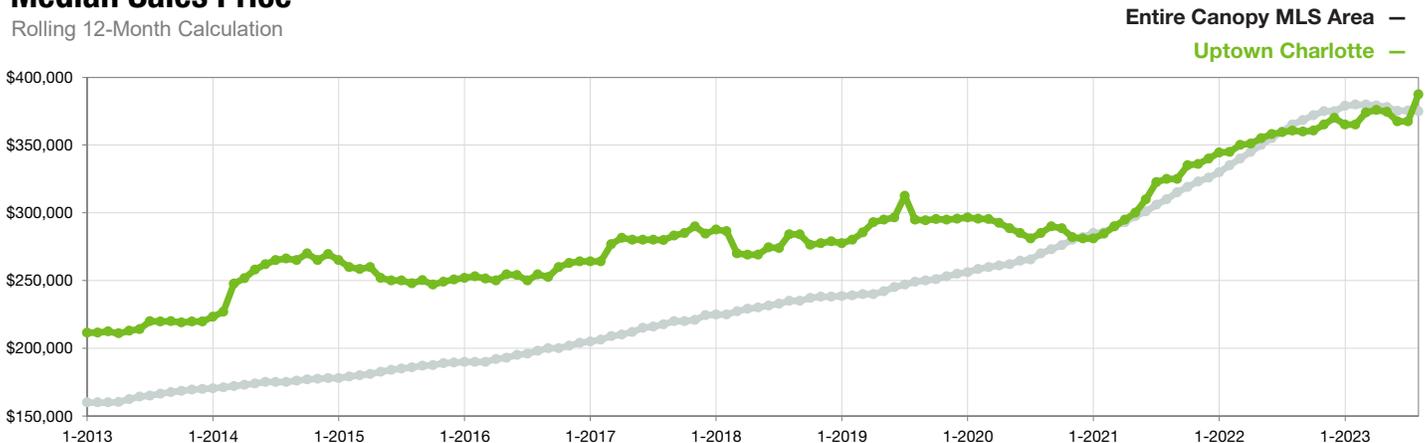
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

August



Median Sales Price

Rolling 12-Month Calculation



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