

Local Market Update for August 2023

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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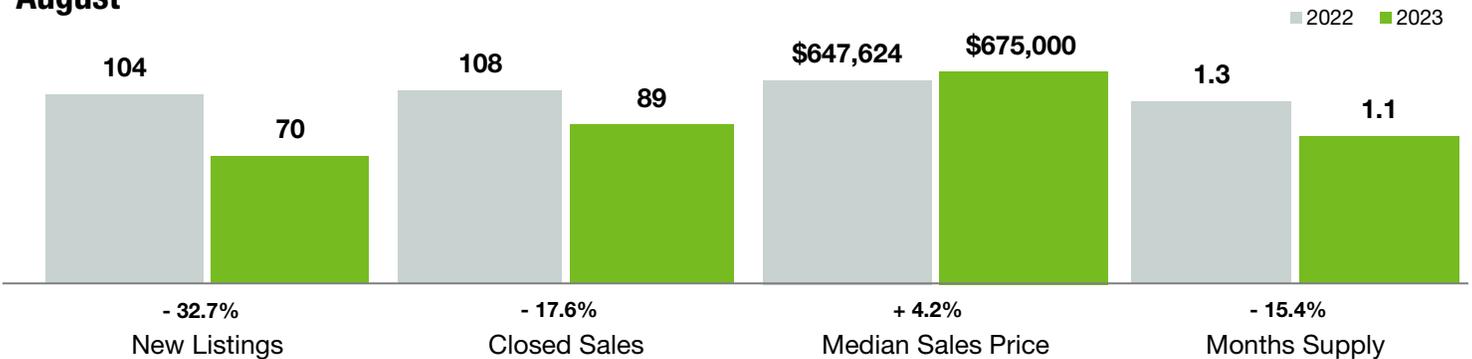
Waxhaw

North Carolina

Key Metrics	August			Year to Date		
	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	104	70	- 32.7%	909	650	- 28.5%
Pending Sales	86	53	- 38.4%	760	610	- 19.7%
Closed Sales	108	89	- 17.6%	766	636	- 17.0%
Median Sales Price*	\$647,624	\$675,000	+ 4.2%	\$607,000	\$660,000	+ 8.7%
Average Sales Price*	\$791,976	\$768,642	- 2.9%	\$724,283	\$768,291	+ 6.1%
Percent of Original List Price Received*	99.3%	100.0%	+ 0.7%	102.9%	98.7%	- 4.1%
List to Close	62	60	- 3.2%	70	88	+ 25.7%
Days on Market Until Sale	21	17	- 19.0%	15	27	+ 80.0%
Cumulative Days on Market Until Sale	13	16	+ 23.1%	12	28	+ 133.3%
Average List Price	\$710,248	\$887,800	+ 25.0%	\$748,476	\$835,931	+ 11.7%
Inventory of Homes for Sale	121	78	- 35.5%	--	--	--
Months Supply of Inventory	1.3	1.1	- 15.4%	--	--	--

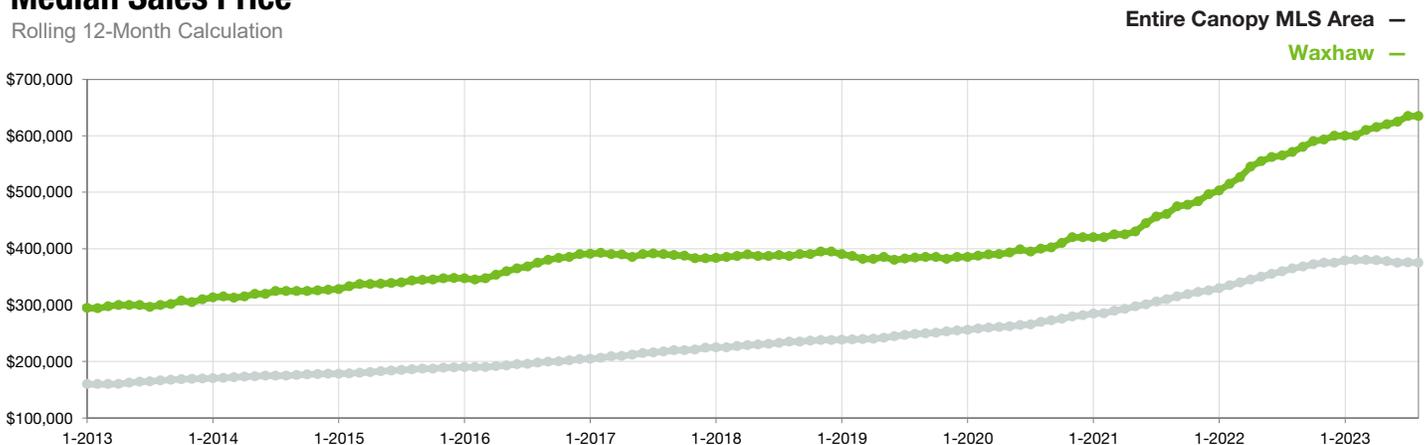
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.