

Local Market Update for October 2023

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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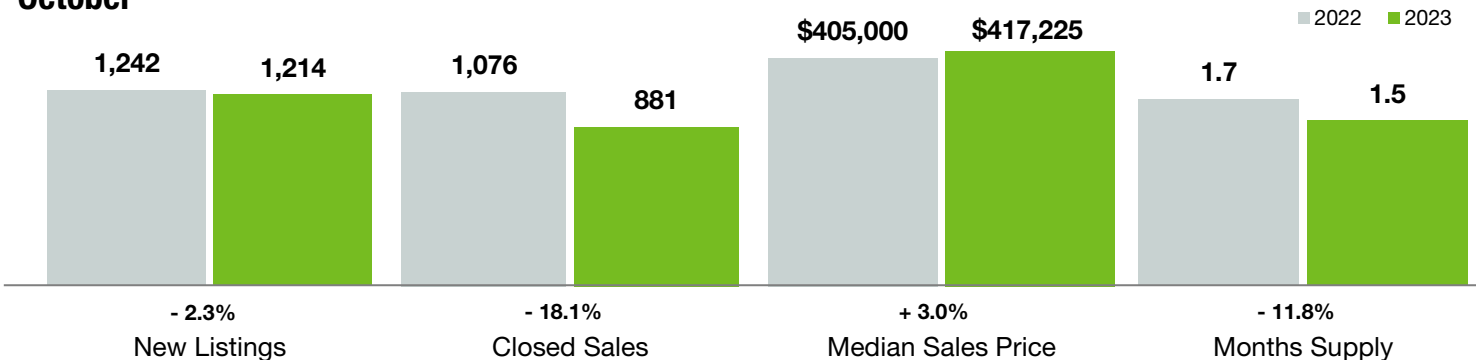
City of Charlotte

North Carolina

Key Metrics	October			Year to Date		
	2022	2023	Percent Change	Thru 10-2022	Thru 10-2023	Percent Change
New Listings	1,242	1,214	- 2.3%	15,725	12,421	- 21.0%
Pending Sales	883	935	+ 5.9%	12,799	10,984	- 14.2%
Closed Sales	1,076	881	- 18.1%	13,444	10,677	- 20.6%
Median Sales Price*	\$405,000	\$417,225	+ 3.0%	\$396,100	\$407,900	+ 3.0%
Average Sales Price*	\$495,583	\$538,727	+ 8.7%	\$494,491	\$529,850	+ 7.2%
Percent of Original List Price Received*	97.1%	98.5%	+ 1.4%	101.3%	98.3%	- 3.0%
List to Close	82	78	- 4.9%	72	83	+ 15.3%
Days on Market Until Sale	26	27	+ 3.8%	17	32	+ 88.2%
Cumulative Days on Market Until Sale	27	29	+ 7.4%	17	34	+ 100.0%
Average List Price	\$508,380	\$572,623	+ 12.6%	\$508,361	\$565,398	+ 11.2%
Inventory of Homes for Sale	2,191	1,575	- 28.1%	--	--	--
Months Supply of Inventory	1.7	1.5	- 11.8%	--	--	--

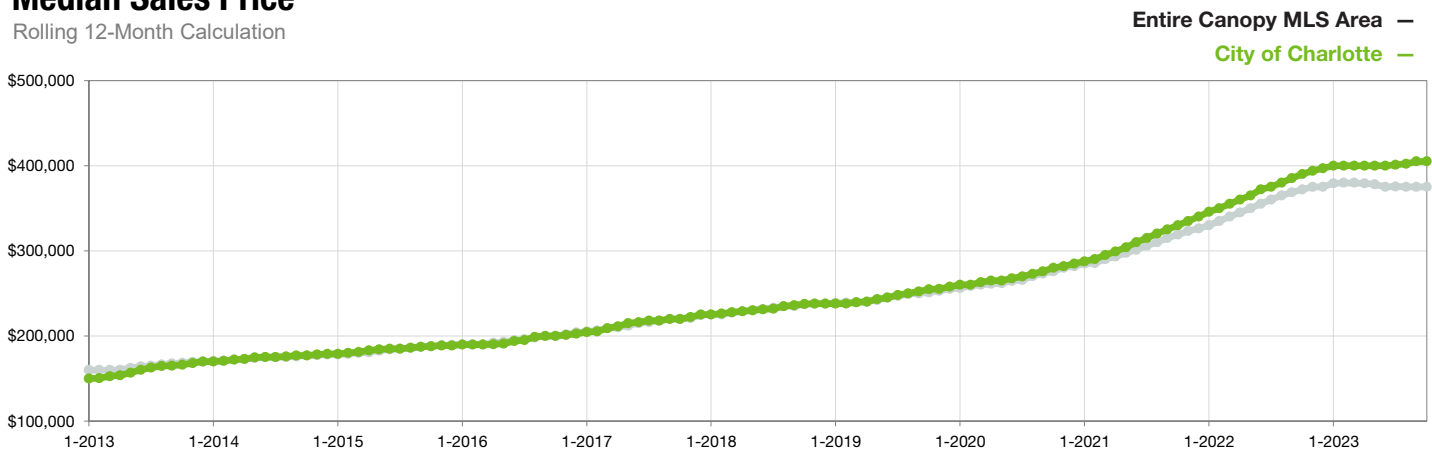
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

October



Median Sales Price

Rolling 12-Month Calculation



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