

# Local Market Update for October 2023

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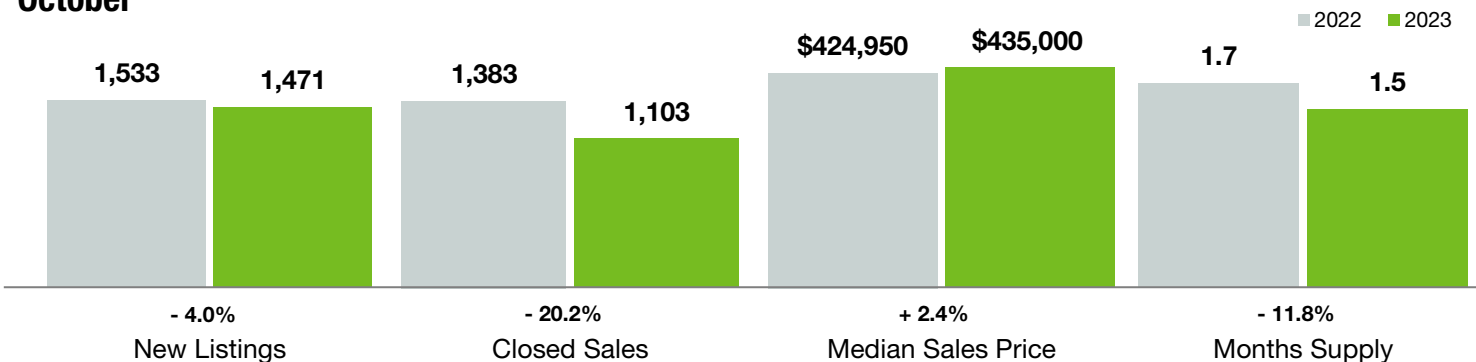
## Mecklenburg County

North Carolina

Key Metrics	October			Year to Date		
	2022	2023	Percent Change	Thru 10-2022	Thru 10-2023	Percent Change
New Listings	1,533	1,471	- 4.0%	19,582	15,280	- 22.0%
Pending Sales	1,104	1,158	+ 4.9%	15,995	13,588	- 15.0%
Closed Sales	1,383	1,103	- 20.2%	16,822	13,198	- 21.5%
Median Sales Price*	\$424,950	\$435,000	+ 2.4%	\$415,000	\$425,000	+ 2.4%
Average Sales Price*	\$517,423	\$569,084	+ 10.0%	\$509,720	\$546,190	+ 7.2%
Percent of Original List Price Received*	97.2%	98.3%	+ 1.1%	101.4%	98.3%	- 3.1%
List to Close	84	77	- 8.3%	74	84	+ 13.5%
Days on Market Until Sale	27	28	+ 3.7%	18	32	+ 77.8%
Cumulative Days on Market Until Sale	27	30	+ 11.1%	17	34	+ 100.0%
Average List Price	\$528,296	\$593,996	+ 12.4%	\$528,394	\$586,592	+ 11.0%
Inventory of Homes for Sale	2,702	1,891	- 30.0%	--	--	--
Months Supply of Inventory	1.7	1.5	- 11.8%	--	--	--

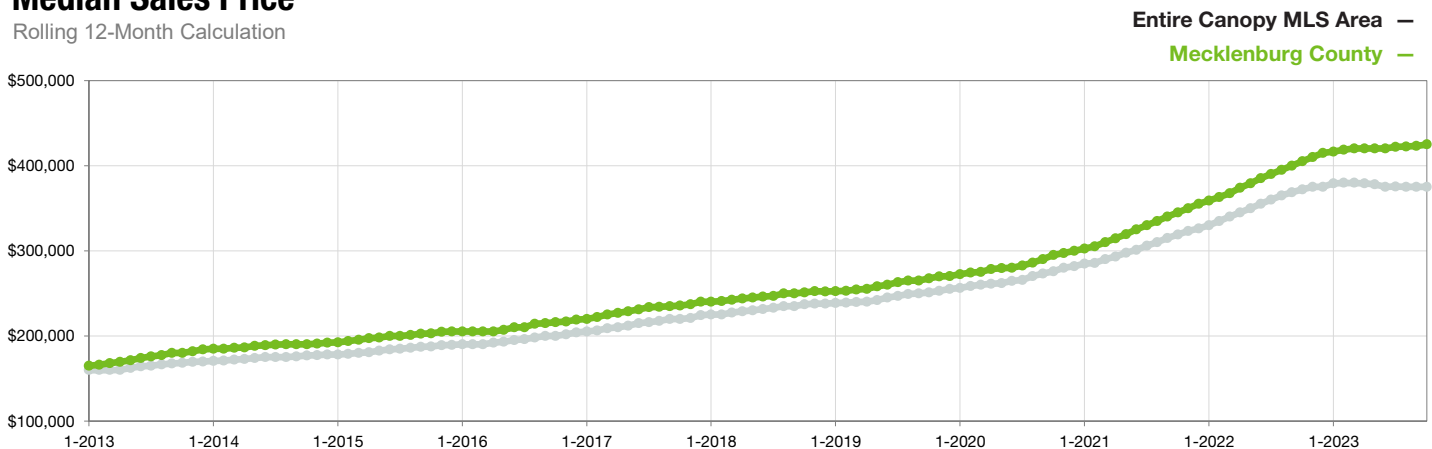
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### 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.