

# Local Market Update for November 2023

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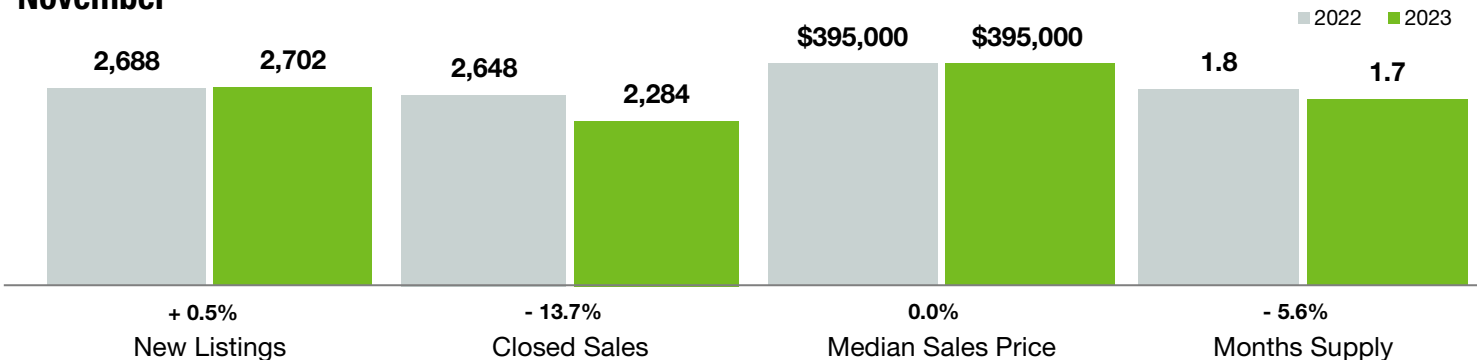
## Charlotte MSA

Includes Cabarrus, Gaston, Iredell, Lincoln, Mecklenburg, Rowan and Union Counties in North Carolina and Chester, Lancaster and York Counties in South Carolina

Key Metrics	November			Year to Date		
	2022	2023	Percent Change	Thru 11-2022	Thru 11-2023	Percent Change
New Listings	2,688	2,702	+ 0.5%	45,722	37,000	- 19.1%
Pending Sales	2,145	2,227	+ 3.8%	37,073	32,127	- 13.3%
Closed Sales	2,648	2,284	- 13.7%	39,276	31,576	- 19.6%
Median Sales Price*	\$395,000	\$395,000	0.0%	\$390,000	\$395,000	+ 1.3%
Average Sales Price*	\$458,688	\$472,264	+ 3.0%	\$458,701	\$478,043	+ 4.2%
Percent of Original List Price Received*	95.9%	97.1%	+ 1.3%	100.4%	97.6%	- 2.8%
List to Close	91	83	- 8.8%	76	86	+ 13.2%
Days on Market Until Sale	35	31	- 11.4%	20	35	+ 75.0%
Cumulative Days on Market Until Sale	33	33	0.0%	20	37	+ 85.0%
Average List Price	\$449,268	\$480,103	+ 6.9%	\$472,729	\$506,088	+ 7.1%
Inventory of Homes for Sale	6,027	4,853	- 19.5%	--	--	--
Months Supply of Inventory	1.8	1.7	- 5.6%	--	--	--

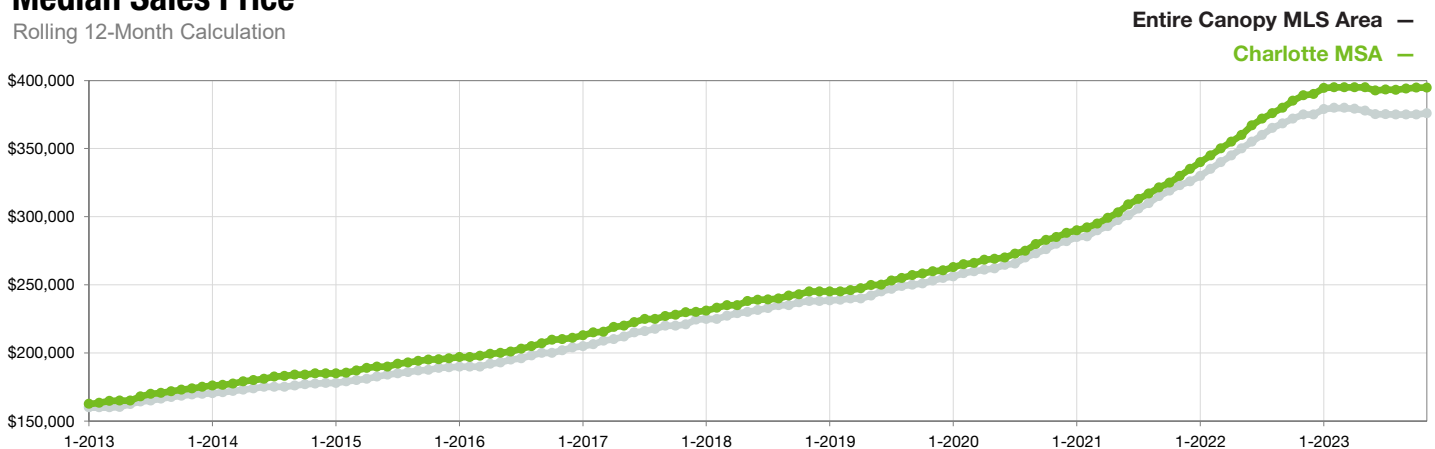
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### November



### Median Sales Price

Rolling 12-Month Calculation



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