

# Local Market Update for December 2023

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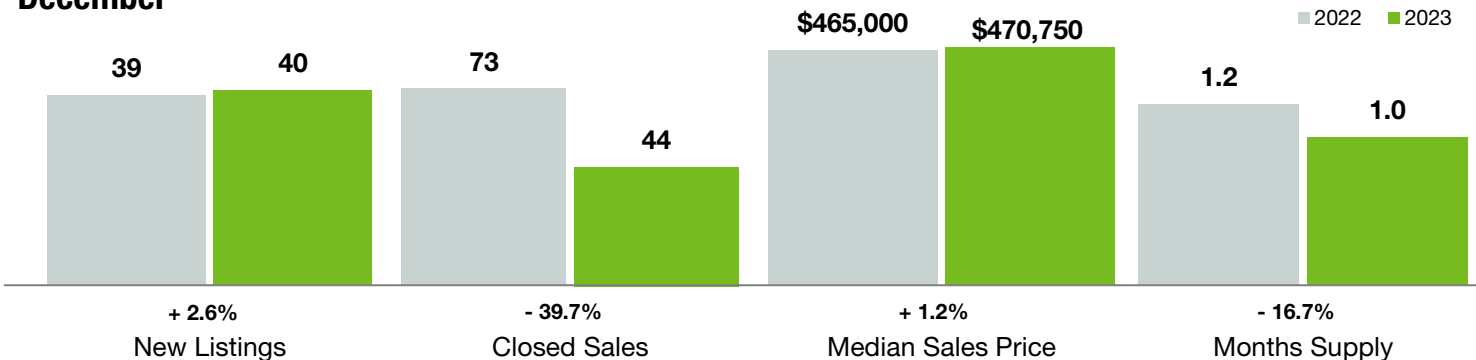
## Matthews

North Carolina

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
New Listings	39	40	+ 2.6%	1,185	898	- 24.2%
Pending Sales	49	40	- 18.4%	1,018	830	- 18.5%
Closed Sales	73	44	- 39.7%	1,090	842	- 22.8%
Median Sales Price*	\$465,000	\$470,750	+ 1.2%	\$452,500	\$500,000	+ 10.5%
Average Sales Price*	\$512,658	\$550,927	+ 7.5%	\$522,875	\$553,048	+ 5.8%
Percent of Original List Price Received*	96.5%	96.7%	+ 0.2%	101.7%	98.5%	- 3.1%
List to Close	80	69	- 13.8%	64	73	+ 14.1%
Days on Market Until Sale	27	26	- 3.7%	15	31	+ 106.7%
Cumulative Days on Market Until Sale	30	27	- 10.0%	14	31	+ 121.4%
Average List Price	\$526,033	\$549,059	+ 4.4%	\$521,519	\$583,436	+ 11.9%
Inventory of Homes for Sale	99	66	- 33.3%	--	--	--
Months Supply of Inventory	1.2	1.0	- 16.7%	--	--	--

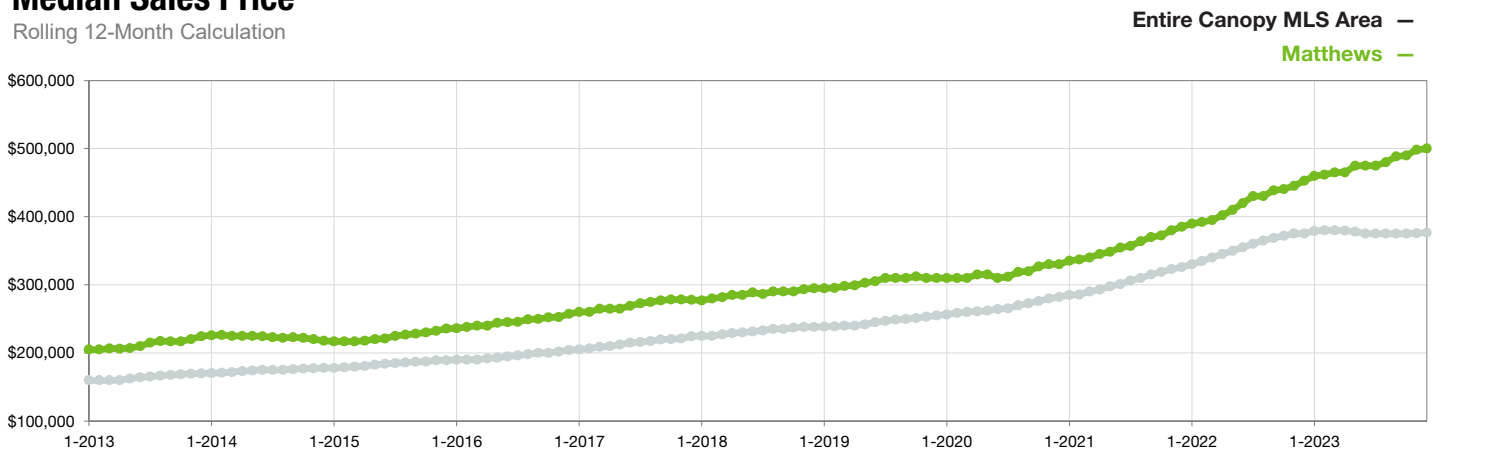
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### December



### Median Sales Price

Rolling 12-Month Calculation



Current as of January 5, 2024. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2024 ShowingTime.