

Local Market Update for December 2023

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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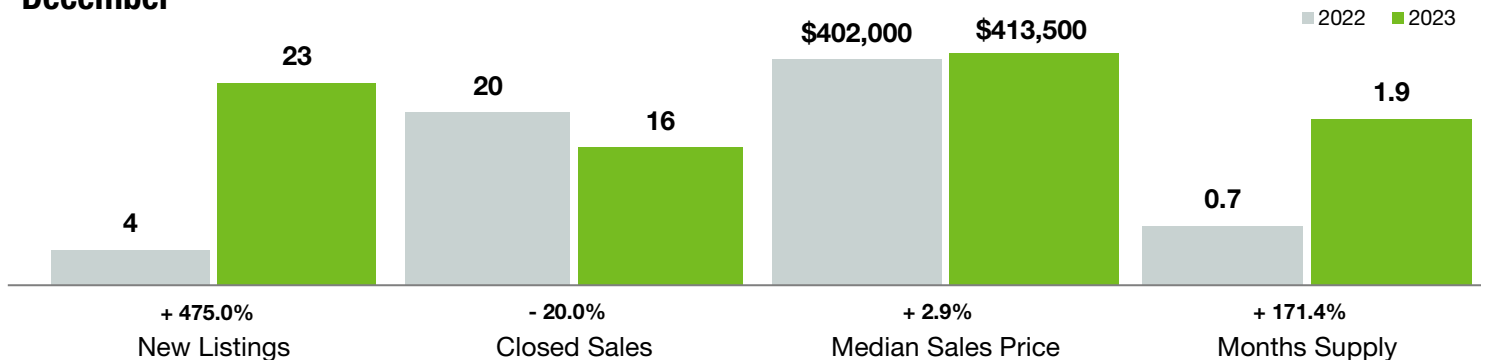
Uptown Charlotte

North Carolina

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
New Listings	4	23	+ 475.0%	366	302	- 17.5%
Pending Sales	8	14	+ 75.0%	334	238	- 28.7%
Closed Sales	20	16	- 20.0%	357	228	- 36.1%
Median Sales Price*	\$402,000	\$413,500	+ 2.9%	\$370,000	\$391,250	+ 5.7%
Average Sales Price*	\$495,955	\$487,781	- 1.6%	\$429,528	\$486,899	+ 13.4%
Percent of Original List Price Received*	98.5%	96.3%	- 2.2%	99.5%	98.4%	- 1.1%
List to Close	69	64	- 7.2%	61	61	0.0%
Days on Market Until Sale	27	27	0.0%	24	27	+ 12.5%
Cumulative Days on Market Until Sale	27	30	+ 11.1%	27	30	+ 11.1%
Average List Price	\$388,725	\$678,274	+ 74.5%	\$433,283	\$537,230	+ 24.0%
Inventory of Homes for Sale	19	38	+ 100.0%	--	--	--
Months Supply of Inventory	0.7	1.9	+ 171.4%	--	--	--

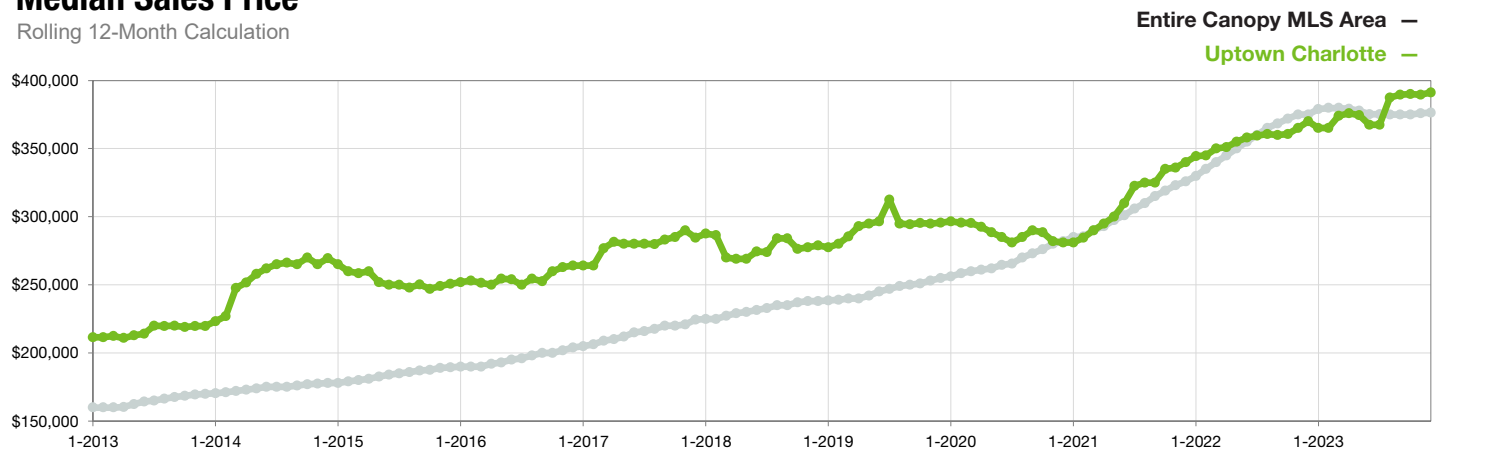
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.