

# Local Market Update for January 2024

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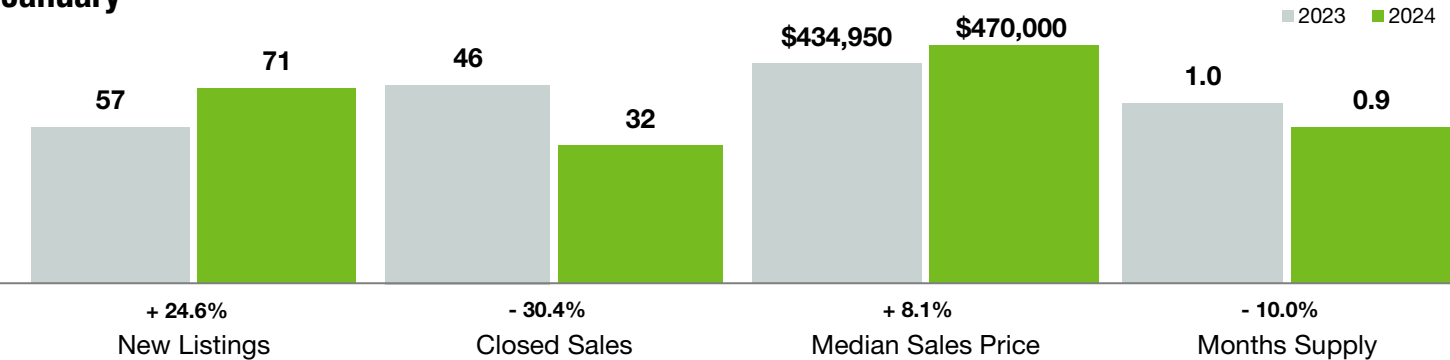
## Matthews

North Carolina

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	57	71	+ 24.6%	57	71	+ 24.6%
Pending Sales	65	74	+ 13.8%	65	74	+ 13.8%
Closed Sales	46	32	- 30.4%	46	32	- 30.4%
Median Sales Price*	\$434,950	\$470,000	+ 8.1%	\$434,950	\$470,000	+ 8.1%
Average Sales Price*	\$472,457	\$542,239	+ 14.8%	\$472,457	\$542,239	+ 14.8%
Percent of Original List Price Received*	94.7%	97.1%	+ 2.5%	94.7%	97.1%	+ 2.5%
List to Close	83	66	- 20.5%	83	66	- 20.5%
Days on Market Until Sale	41	27	- 34.1%	41	27	- 34.1%
Cumulative Days on Market Until Sale	48	24	- 50.0%	48	24	- 50.0%
Average List Price	\$488,038	\$595,887	+ 22.1%	\$488,038	\$595,887	+ 22.1%
Inventory of Homes for Sale	82	60	- 26.8%	--	--	--
Months Supply of Inventory	1.0	0.9	- 10.0%	--	--	--

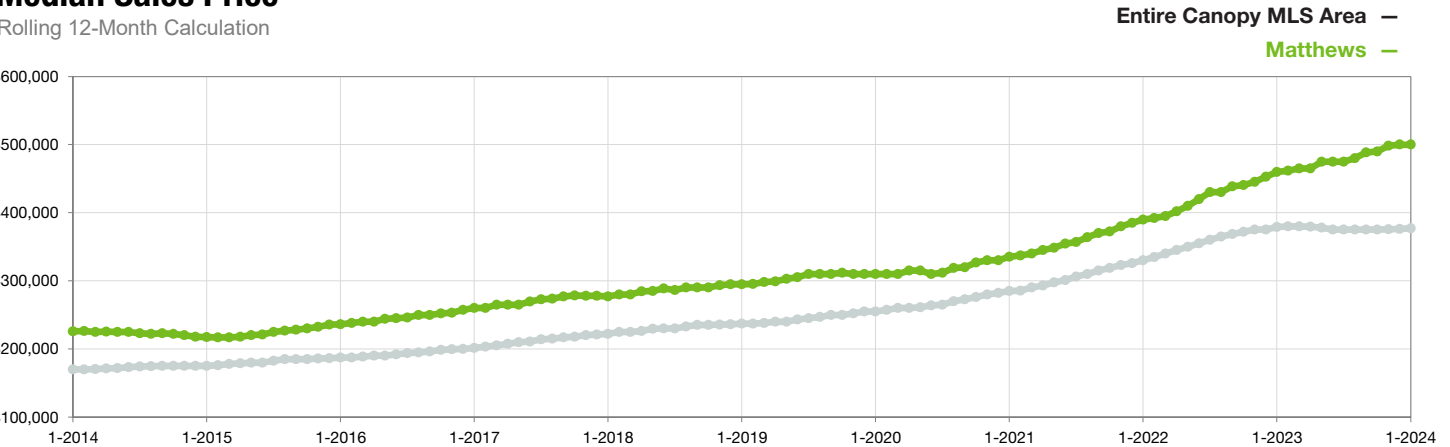
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### January



### Median Sales Price

Rolling 12-Month Calculation



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