

Local Market Update for February 2024

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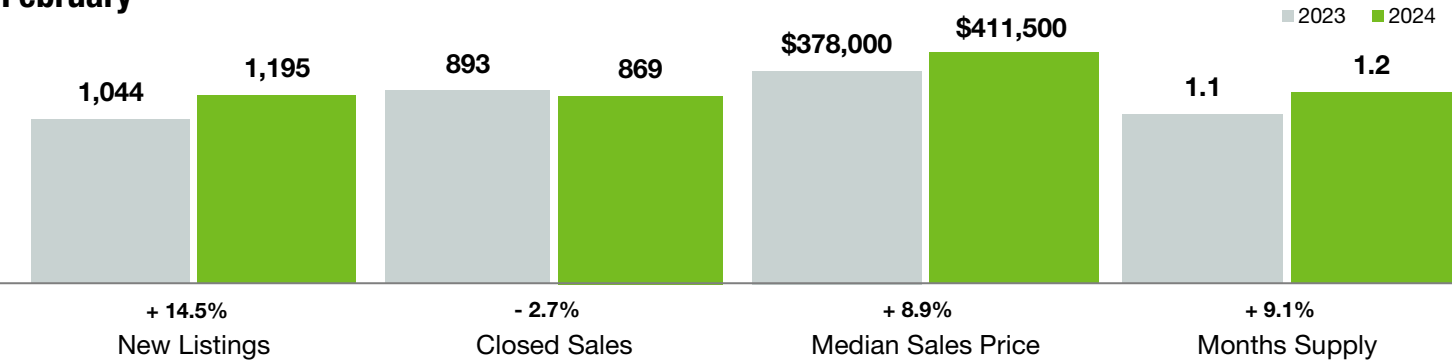
City of Charlotte

North Carolina

Key Metrics	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	1,044	1,195	+ 14.5%	2,022	2,237	+ 10.6%
Pending Sales	1,151	1,133	- 1.6%	2,230	2,126	- 4.7%
Closed Sales	893	869	- 2.7%	1,583	1,523	- 3.8%
Median Sales Price*	\$378,000	\$411,500	+ 8.9%	\$385,000	\$400,000	+ 3.9%
Average Sales Price*	\$468,279	\$543,785	+ 16.1%	\$463,447	\$522,483	+ 12.7%
Percent of Original List Price Received*	95.9%	98.3%	+ 2.5%	95.5%	97.8%	+ 2.4%
List to Close	104	90	- 13.5%	104	90	- 13.5%
Days on Market Until Sale	50	40	- 20.0%	47	39	- 17.0%
Cumulative Days on Market Until Sale	52	44	- 15.4%	48	42	- 12.5%
Average List Price	\$539,952	\$612,982	+ 13.5%	\$528,557	\$603,354	+ 14.2%
Inventory of Homes for Sale	1,262	1,268	+ 0.5%	--	--	--
Months Supply of Inventory	1.1	1.2	+ 9.1%	--	--	--

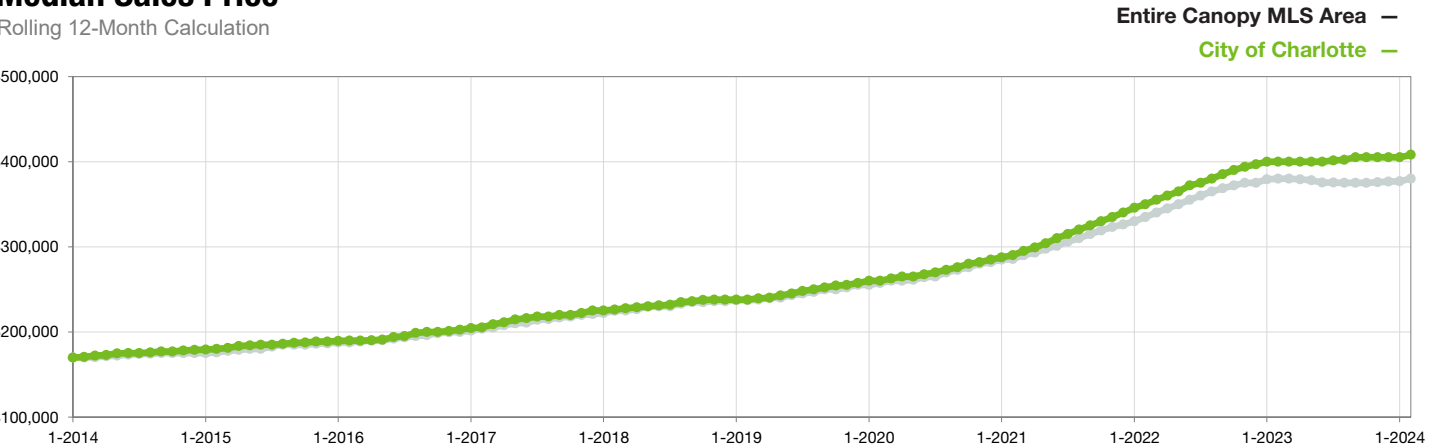
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

February



Median Sales Price

Rolling 12-Month Calculation



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