

Local Market Update for February 2024

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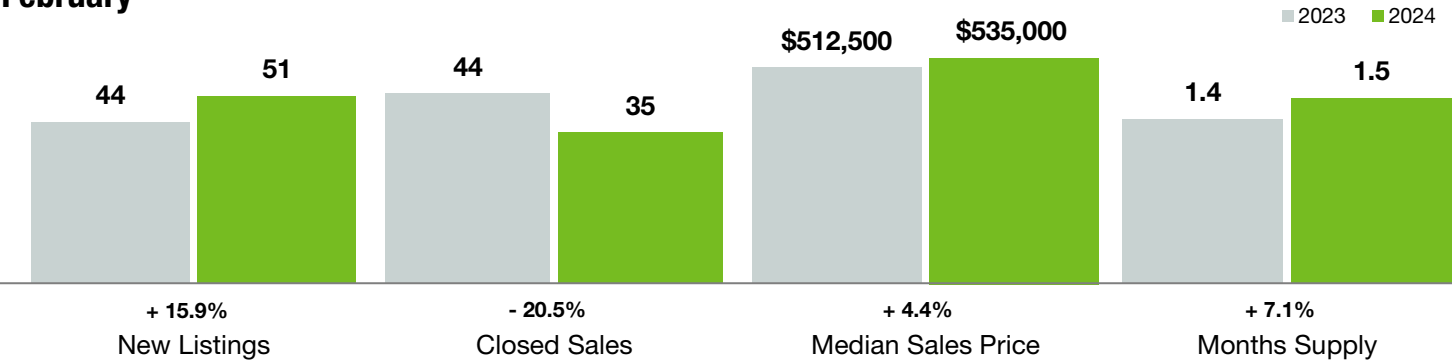
Cornelius

North Carolina

Key Metrics	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	44	51	+ 15.9%	89	105	+ 18.0%
Pending Sales	41	42	+ 2.4%	83	91	+ 9.6%
Closed Sales	44	35	- 20.5%	69	77	+ 11.6%
Median Sales Price*	\$512,500	\$535,000	+ 4.4%	\$500,000	\$560,000	+ 12.0%
Average Sales Price*	\$741,539	\$568,108	- 23.4%	\$717,400	\$697,951	- 2.7%
Percent of Original List Price Received*	96.4%	97.6%	+ 1.2%	96.0%	95.7%	- 0.3%
List to Close	85	98	+ 15.3%	100	92	- 8.0%
Days on Market Until Sale	43	63	+ 46.5%	49	52	+ 6.1%
Cumulative Days on Market Until Sale	45	32	- 28.9%	49	43	- 12.2%
Average List Price	\$1,175,887	\$1,132,586	- 3.7%	\$1,007,256	\$950,996	- 5.6%
Inventory of Homes for Sale	73	67	- 8.2%	--	--	--
Months Supply of Inventory	1.4	1.5	+ 7.1%	--	--	--

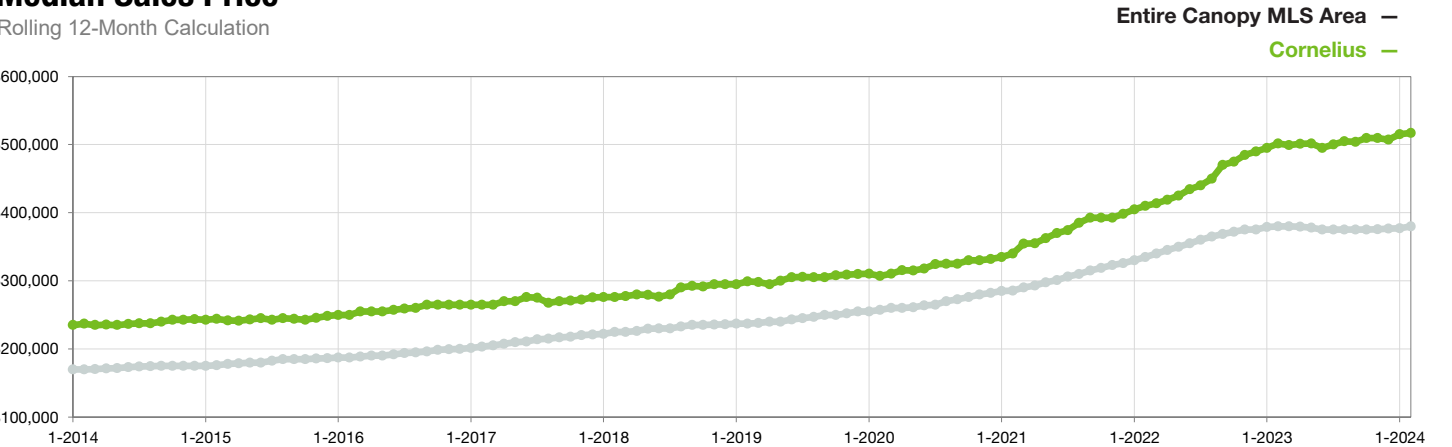
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.