

Local Market Update for February 2024

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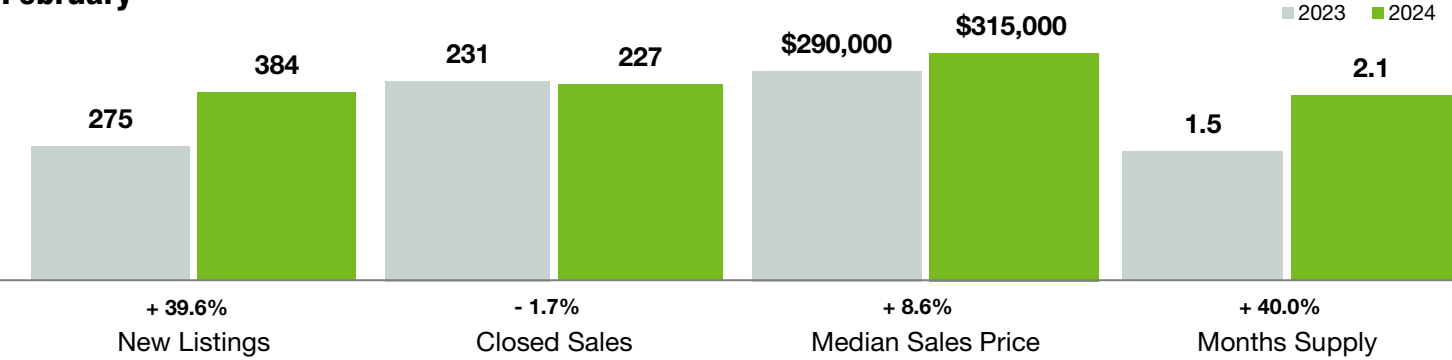
Gaston County

North Carolina

Key Metrics	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	275	384	+ 39.6%	542	701	+ 29.3%
Pending Sales	313	307	- 1.9%	594	603	+ 1.5%
Closed Sales	231	227	- 1.7%	396	430	+ 8.6%
Median Sales Price*	\$290,000	\$315,000	+ 8.6%	\$285,000	\$309,950	+ 8.8%
Average Sales Price*	\$312,113	\$334,821	+ 7.3%	\$307,944	\$333,252	+ 8.2%
Percent of Original List Price Received*	94.4%	95.3%	+ 1.0%	94.1%	95.8%	+ 1.8%
List to Close	106	94	- 11.3%	99	92	- 7.1%
Days on Market Until Sale	52	50	- 3.8%	47	46	- 2.1%
Cumulative Days on Market Until Sale	56	54	- 3.6%	52	51	- 1.9%
Average List Price	\$316,033	\$368,436	+ 16.6%	\$318,679	\$368,400	+ 15.6%
Inventory of Homes for Sale	441	592	+ 34.2%	--	--	--
Months Supply of Inventory	1.5	2.1	+ 40.0%	--	--	--

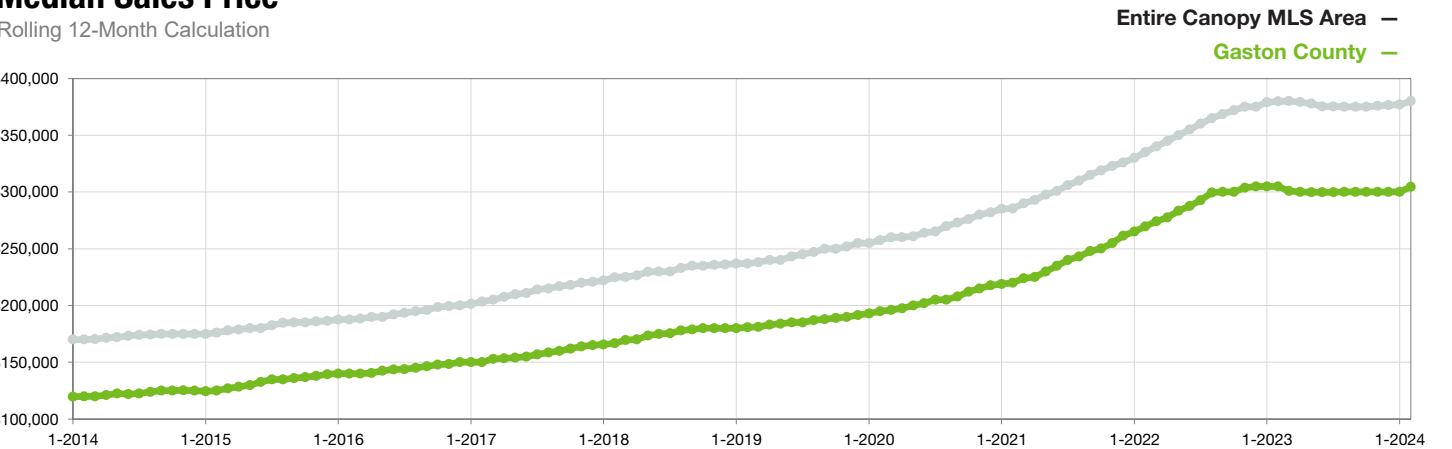
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

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.