

# Local Market Update for March 2024

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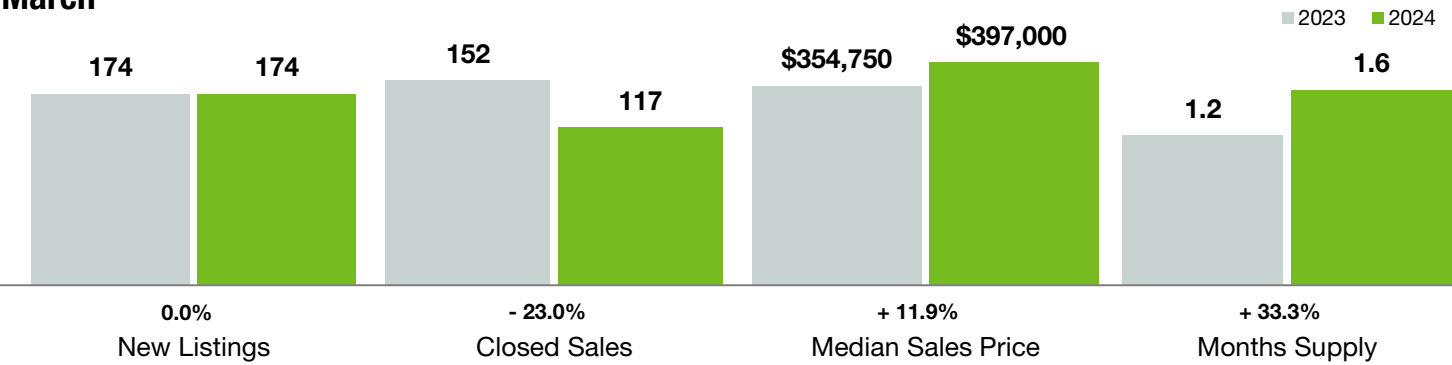
## Concord

North Carolina

Key Metrics	March			Year to Date		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	174	174	0.0%	383	453	+ 18.3%
Pending Sales	169	145	- 14.2%	418	368	- 12.0%
Closed Sales	152	117	- 23.0%	338	303	- 10.4%
Median Sales Price*	\$354,750	\$397,000	+ 11.9%	\$355,000	\$390,000	+ 9.9%
Average Sales Price*	\$376,855	\$446,672	+ 18.5%	\$368,206	\$437,299	+ 18.8%
Percent of Original List Price Received*	95.0%	98.2%	+ 3.4%	94.5%	97.5%	+ 3.2%
List to Close	103	72	- 30.1%	99	79	- 20.2%
Days on Market Until Sale	52	29	- 44.2%	46	36	- 21.7%
Cumulative Days on Market Until Sale	53	36	- 32.1%	48	41	- 14.6%
Average List Price	\$480,871	\$461,801	- 4.0%	\$429,581	\$440,257	+ 2.5%
Inventory of Homes for Sale	179	196	+ 9.5%	--	--	--
Months Supply of Inventory	1.2	1.6	+ 33.3%	--	--	--

\* 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.

### March



### Median Sales Price

Rolling 12-Month Calculation

