

Local Market Update for March 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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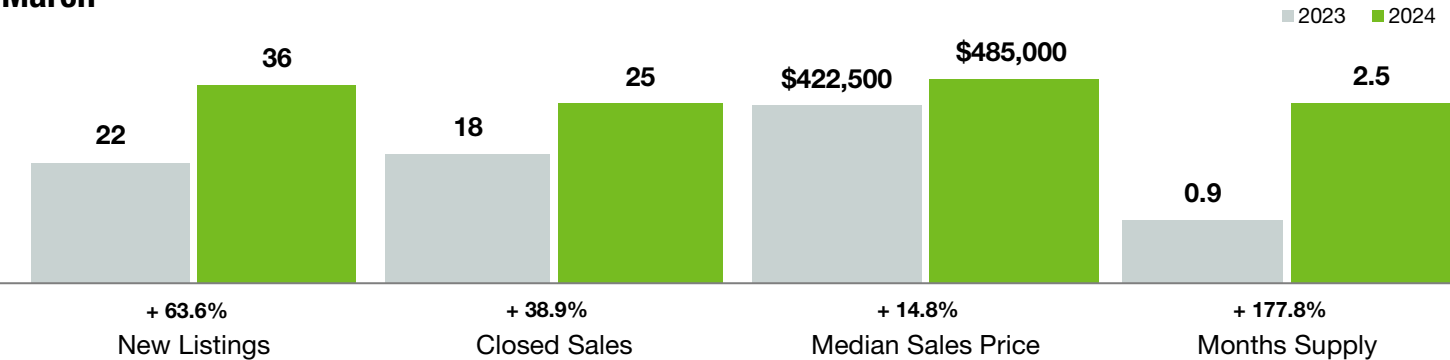
Uptown Charlotte

North Carolina

Key Metrics	March			Year to Date		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	22	36	+ 63.6%	55	104	+ 89.1%
Pending Sales	16	25	+ 56.3%	49	75	+ 53.1%
Closed Sales	18	25	+ 38.9%	39	68	+ 74.4%
Median Sales Price*	\$422,500	\$485,000	+ 14.8%	\$415,000	\$485,000	+ 16.9%
Average Sales Price*	\$448,361	\$512,840	+ 14.4%	\$427,846	\$531,251	+ 24.2%
Percent of Original List Price Received*	97.5%	95.6%	- 1.9%	97.5%	96.9%	- 0.6%
List to Close	93	78	- 16.1%	82	66	- 19.5%
Days on Market Until Sale	60	40	- 33.3%	50	32	- 36.0%
Cumulative Days on Market Until Sale	60	46	- 23.3%	52	44	- 15.4%
Average List Price	\$735,573	\$436,094	- 40.7%	\$650,941	\$504,326	- 22.5%
Inventory of Homes for Sale	20	55	+ 175.0%	--	--	--
Months Supply of Inventory	0.9	2.5	+ 177.8%	--	--	--

* 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

