

Local Market Update for May 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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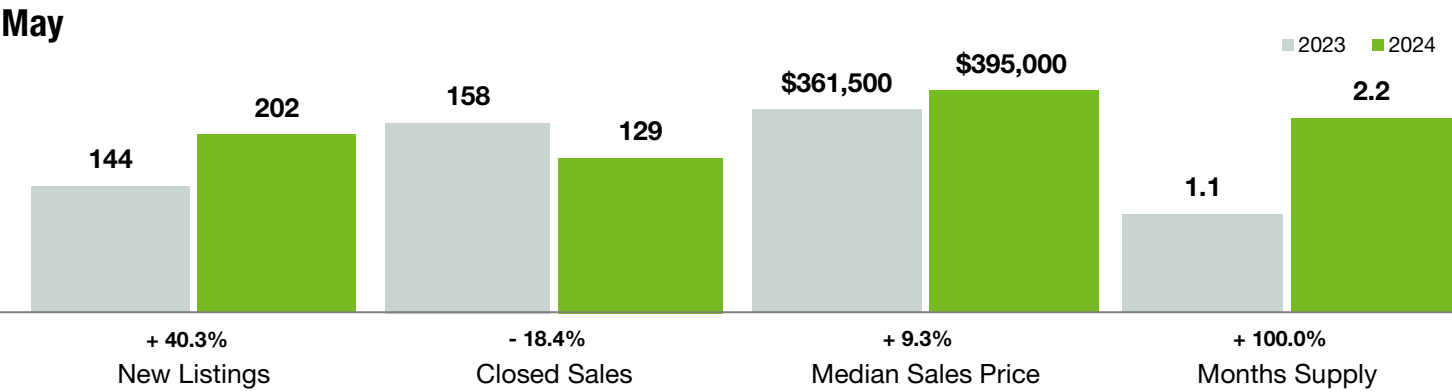


Concord

North Carolina

Key Metrics	May			Year to Date		
	2023	2024	Percent Change	Thru 5-2023	Thru 5-2024	Percent Change
New Listings	144	202	+ 40.3%	686	840	+ 22.4%
Pending Sales	152	159	+ 4.6%	723	646	- 10.7%
Closed Sales	158	129	- 18.4%	630	571	- 9.4%
Median Sales Price*	\$361,500	\$395,000	+ 9.3%	\$355,000	\$387,500	+ 9.2%
Average Sales Price*	\$386,705	\$455,088	+ 17.7%	\$374,102	\$436,620	+ 16.7%
Percent of Original List Price Received*	97.3%	97.9%	+ 0.6%	95.6%	97.6%	+ 2.1%
List to Close	82	66	- 19.5%	95	74	- 22.1%
Days on Market Until Sale	35	24	- 31.4%	44	32	- 27.3%
Cumulative Days on Market Until Sale	38	25	- 34.2%	47	36	- 23.4%
Average List Price	\$419,464	\$491,005	+ 17.1%	\$426,109	\$464,474	+ 9.0%
Inventory of Homes for Sale	153	265	+ 73.2%	--	--	--
Months Supply of Inventory	1.1	2.2	+ 100.0%	--	--	--

* 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.



Median Sales Price

Rolling 12-Month Calculation

