

Local Market Update for May 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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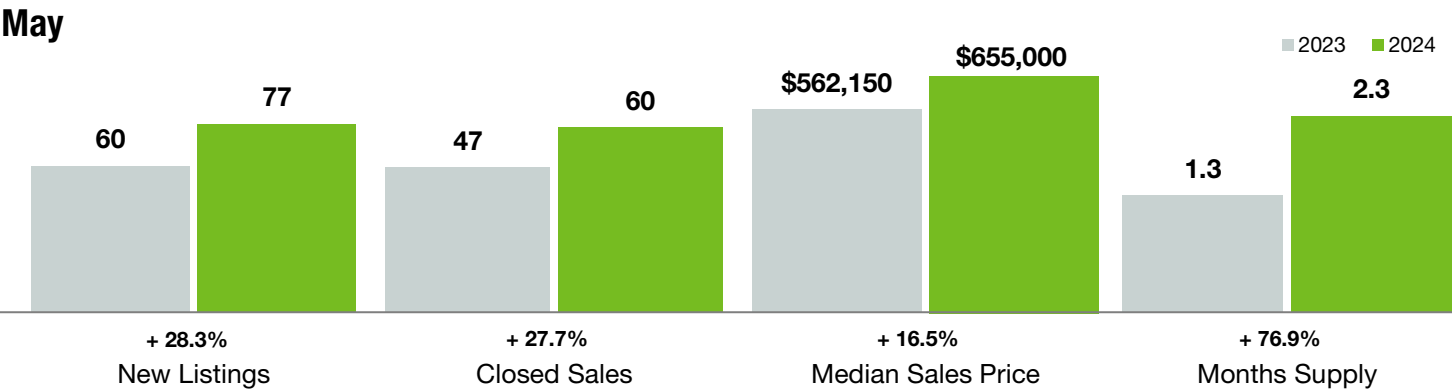


Cornelius

North Carolina

Key Metrics	May			Year to Date		
	2023	2024	Percent Change	Thru 5-2023	Thru 5-2024	Percent Change
New Listings	60	77	+ 28.3%	256	302	+ 18.0%
Pending Sales	56	50	- 10.7%	234	239	+ 2.1%
Closed Sales	47	60	+ 27.7%	208	234	+ 12.5%
Median Sales Price*	\$562,150	\$655,000	+ 16.5%	\$495,063	\$544,950	+ 10.1%
Average Sales Price*	\$914,818	\$929,386	+ 1.6%	\$746,065	\$780,293	+ 4.6%
Percent of Original List Price Received*	94.2%	97.3%	+ 3.3%	96.2%	96.9%	+ 0.7%
List to Close	95	80	- 15.8%	85	90	+ 5.9%
Days on Market Until Sale	42	40	- 4.8%	41	48	+ 17.1%
Cumulative Days on Market Until Sale	48	38	- 20.8%	42	42	0.0%
Average List Price	\$1,021,463	\$868,369	- 15.0%	\$948,554	\$984,963	+ 3.8%
Inventory of Homes for Sale	64	99	+ 54.7%	--	--	--
Months Supply of Inventory	1.3	2.3	+ 76.9%	--	--	--

* 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

