

Local Market Update for June 2024

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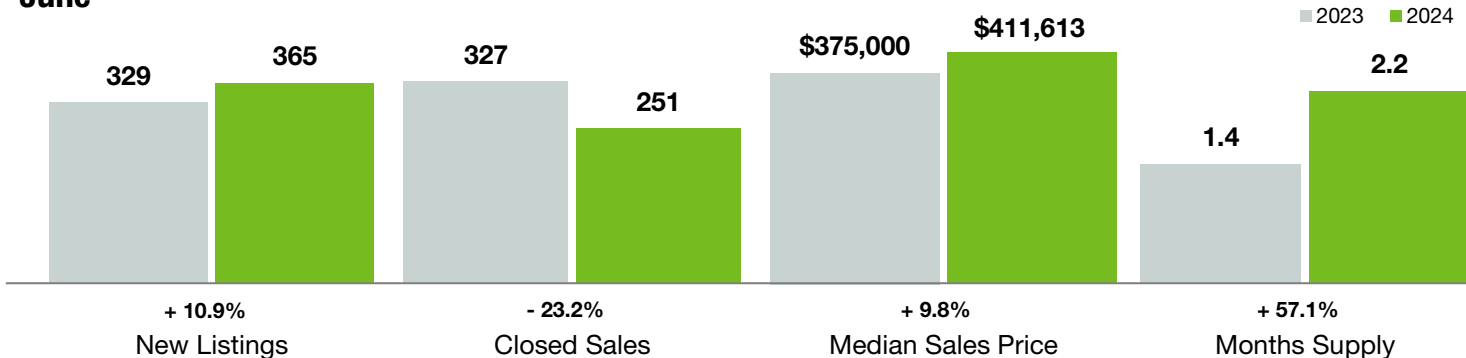
Cabarrus County

North Carolina

Key Metrics	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	329	365	+ 10.9%	1,745	1,978	+ 13.4%
Pending Sales	301	285	- 5.3%	1,701	1,562	- 8.2%
Closed Sales	327	251	- 23.2%	1,480	1,439	- 2.8%
Median Sales Price*	\$375,000	\$411,613	+ 9.8%	\$363,800	\$395,000	+ 8.6%
Average Sales Price*	\$417,213	\$445,625	+ 6.8%	\$388,780	\$429,869	+ 10.6%
Percent of Original List Price Received*	98.3%	97.8%	- 0.5%	96.4%	97.8%	+ 1.5%
List to Close	74	81	+ 9.5%	91	87	- 4.4%
Days on Market Until Sale	29	28	- 3.4%	41	34	- 17.1%
Cumulative Days on Market Until Sale	33	31	- 6.1%	44	37	- 15.9%
Average List Price	\$413,628	\$487,260	+ 17.8%	\$428,640	\$457,760	+ 6.8%
Inventory of Homes for Sale	343	524	+ 52.8%	--	--	--
Months Supply of Inventory	1.4	2.2	+ 57.1%	--	--	--

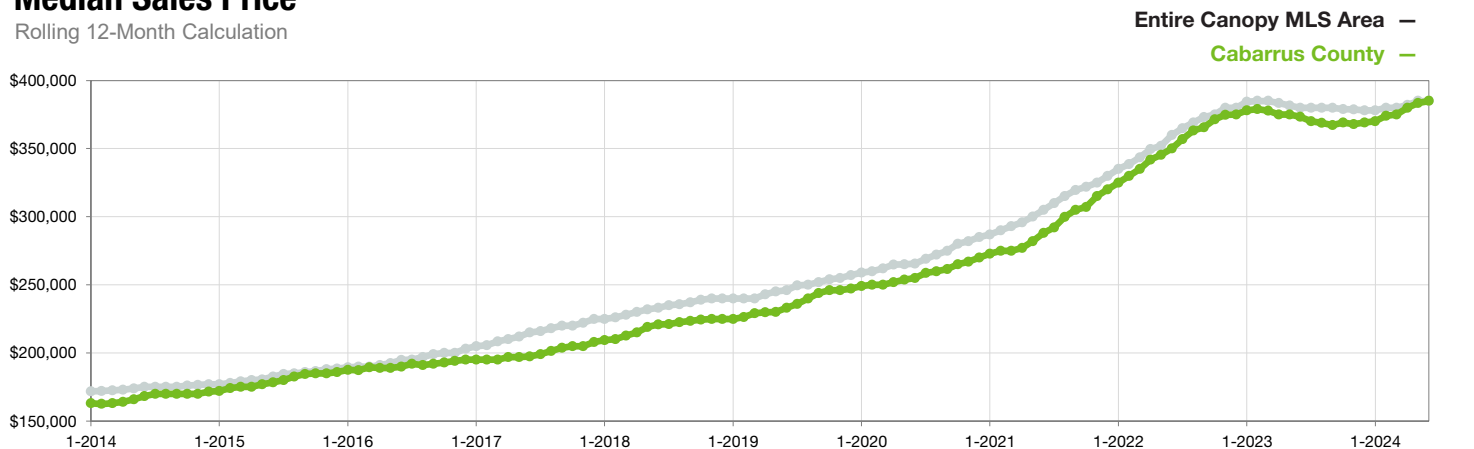
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

June



Median Sales Price

Rolling 12-Month Calculation



Current as of July 5, 2024. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2024 ShowingTime Plus, LLC.