

Local Market Update for June 2024

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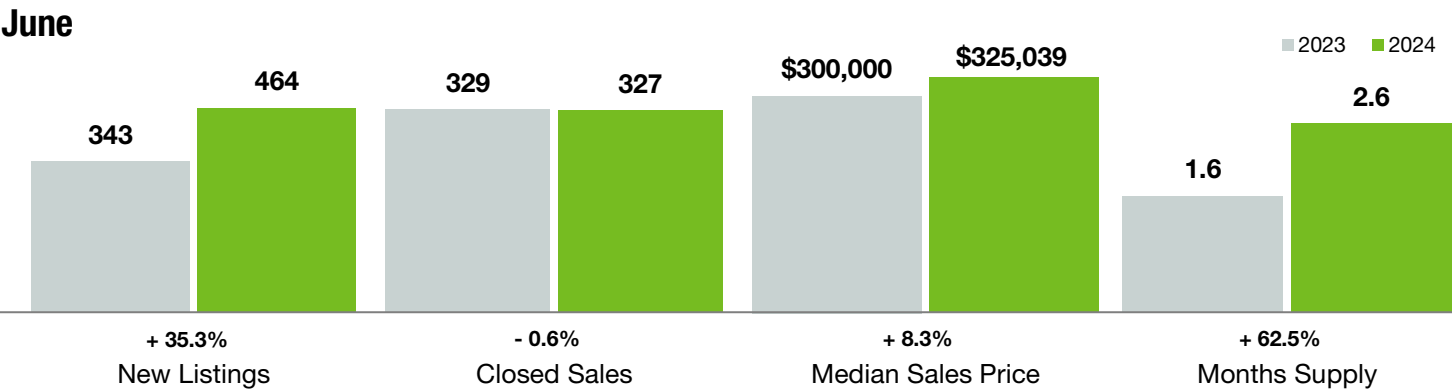


Gaston County

North Carolina

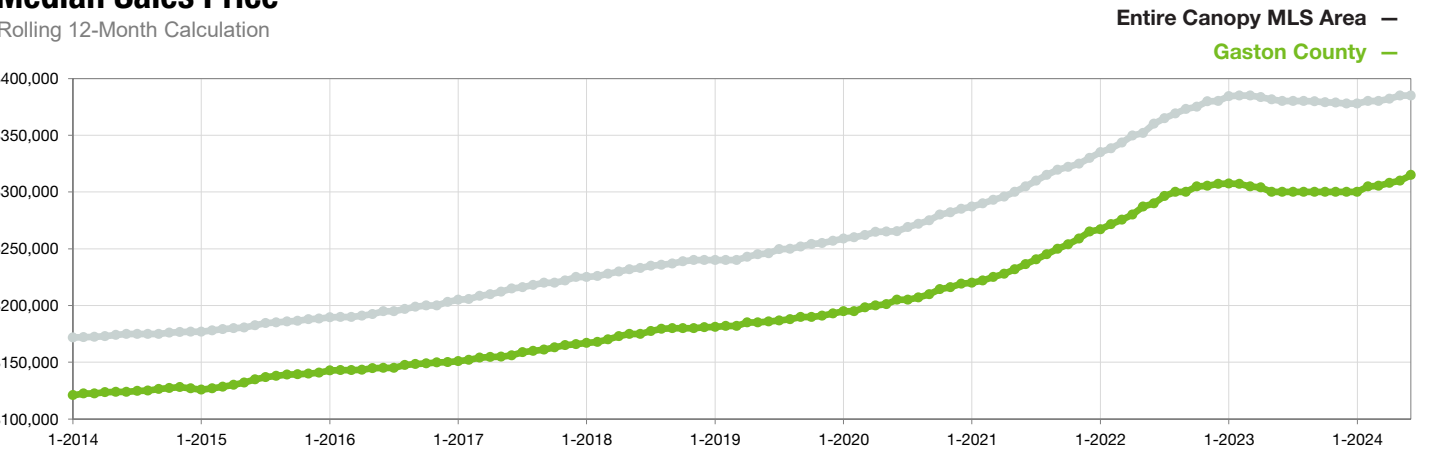
Key Metrics	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	343	464	+ 35.3%	1,956	2,510	+ 28.3%
Pending Sales	294	374	+ 27.2%	1,830	1,930	+ 5.5%
Closed Sales	329	327	- 0.6%	1,677	1,684	+ 0.4%
Median Sales Price*	\$300,000	\$325,039	+ 8.3%	\$295,000	\$315,000	+ 6.8%
Average Sales Price*	\$326,364	\$359,791	+ 10.2%	\$329,890	\$353,303	+ 7.1%
Percent of Original List Price Received*	96.8%	96.6%	- 0.2%	95.6%	96.4%	+ 0.8%
List to Close	80	84	+ 5.0%	91	86	- 5.5%
Days on Market Until Sale	31	36	+ 16.1%	42	41	- 2.4%
Cumulative Days on Market Until Sale	32	40	+ 25.0%	46	45	- 2.2%
Average List Price	\$344,664	\$373,697	+ 8.4%	\$344,651	\$376,223	+ 9.2%
Inventory of Homes for Sale	452	742	+ 64.2%	--	--	--
Months Supply of Inventory	1.6	2.6	+ 62.5%	--	--	--

* 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



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