

Local Market Update for June 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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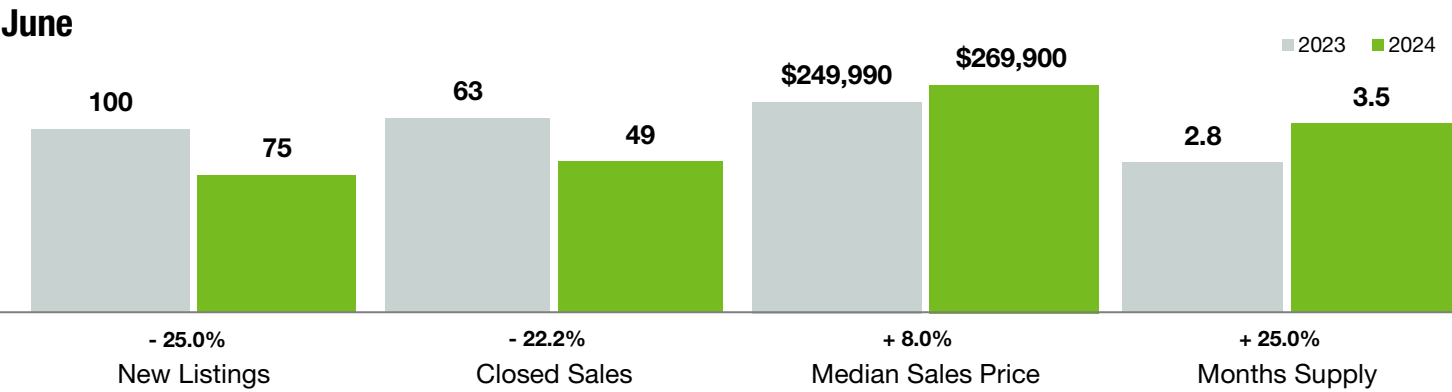


Shelby

North Carolina

Key Metrics	June			Year to Date		
	2023	2024	Percent Change	Thru 6-2023	Thru 6-2024	Percent Change
New Listings	100	75	- 25.0%	438	456	+ 4.1%
Pending Sales	64	67	+ 4.7%	365	325	- 11.0%
Closed Sales	63	49	- 22.2%	326	280	- 14.1%
Median Sales Price*	\$249,990	\$269,900	+ 8.0%	\$231,525	\$254,500	+ 9.9%
Average Sales Price*	\$276,444	\$285,805	+ 3.4%	\$263,744	\$288,025	+ 9.2%
Percent of Original List Price Received*	96.5%	95.1%	- 1.5%	94.7%	95.6%	+ 1.0%
List to Close	98	88	- 10.2%	89	95	+ 6.7%
Days on Market Until Sale	45	43	- 4.4%	46	52	+ 13.0%
Cumulative Days on Market Until Sale	47	58	+ 23.4%	52	70	+ 34.6%
Average List Price	\$274,346	\$287,935	+ 5.0%	\$276,975	\$292,476	+ 5.6%
Inventory of Homes for Sale	144	177	+ 22.9%	--	--	--
Months Supply of Inventory	2.8	3.5	+ 25.0%	--	--	--

* 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

