

Local Market Update for July 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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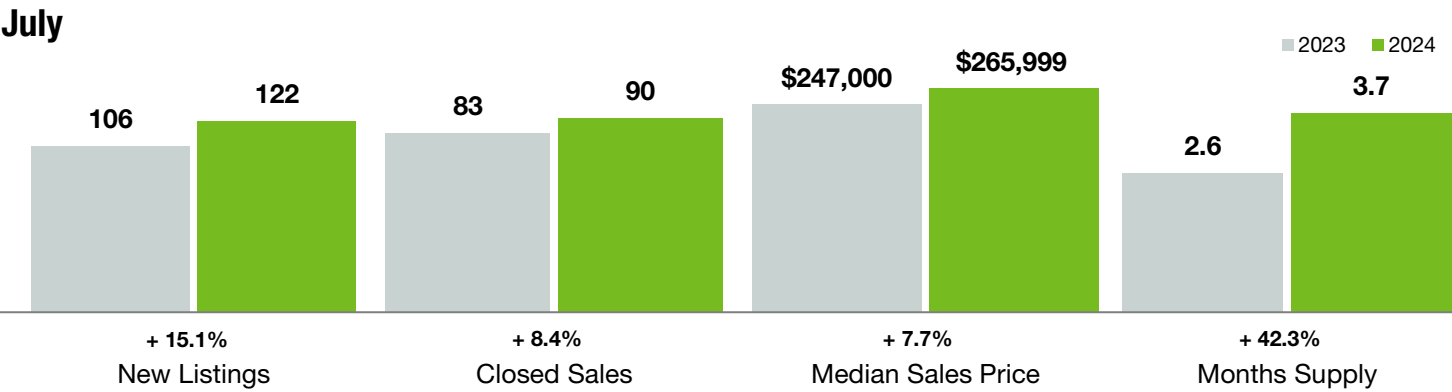


Cleveland County

North Carolina

Key Metrics	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
New Listings	106	122	+ 15.1%	776	828	+ 6.7%
Pending Sales	95	86	- 9.5%	653	602	- 7.8%
Closed Sales	83	90	+ 8.4%	588	552	- 6.1%
Median Sales Price*	\$247,000	\$265,999	+ 7.7%	\$234,999	\$253,990	+ 8.1%
Average Sales Price*	\$278,493	\$309,747	+ 11.2%	\$265,637	\$289,415	+ 9.0%
Percent of Original List Price Received*	97.0%	94.0%	- 3.1%	95.5%	95.2%	- 0.3%
List to Close	68	104	+ 52.9%	86	95	+ 10.5%
Days on Market Until Sale	25	59	+ 136.0%	44	52	+ 18.2%
Cumulative Days on Market Until Sale	30	64	+ 113.3%	50	65	+ 30.0%
Average List Price	\$282,622	\$371,116	+ 31.3%	\$284,438	\$304,624	+ 7.1%
Inventory of Homes for Sale	209	292	+ 39.7%	--	--	--
Months Supply of Inventory	2.6	3.7	+ 42.3%	--	--	--

* 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

