

Local Market Update for July 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
FOR MORE INFORMATION, CONTACT A REALTOR®

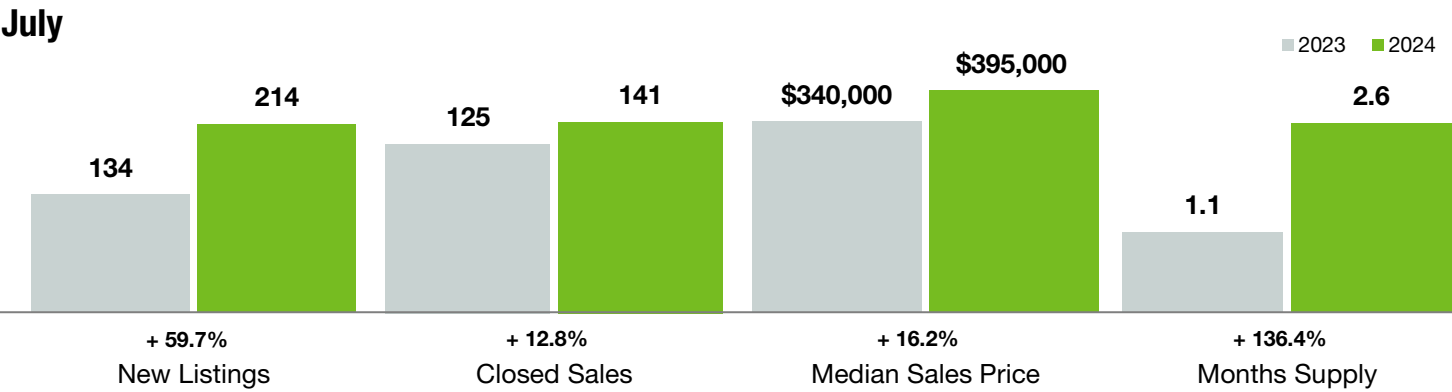


Concord

North Carolina

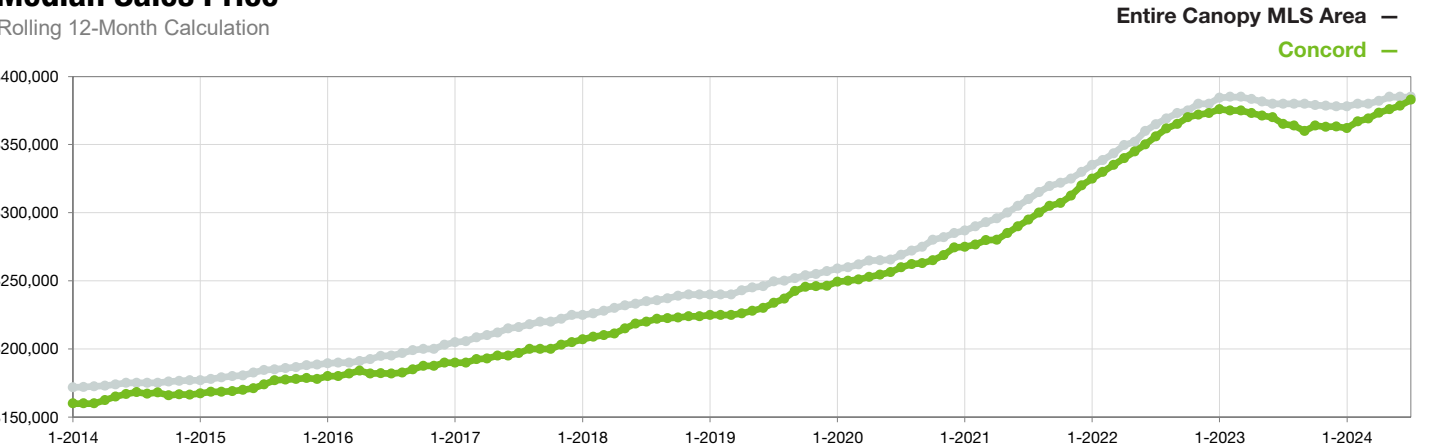
Key Metrics	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
New Listings	134	214	+ 59.7%	996	1,235	+ 24.0%
Pending Sales	131	148	+ 13.0%	1,000	933	- 6.7%
Closed Sales	125	141	+ 12.8%	941	854	- 9.2%
Median Sales Price*	\$340,000	\$395,000	+ 16.2%	\$358,300	\$389,900	+ 8.8%
Average Sales Price*	\$390,908	\$444,435	+ 13.7%	\$385,527	\$438,841	+ 13.8%
Percent of Original List Price Received*	98.8%	96.6%	- 2.2%	96.5%	97.4%	+ 0.9%
List to Close	67	75	+ 11.9%	87	73	- 16.1%
Days on Market Until Sale	23	34	+ 47.8%	38	32	- 15.8%
Cumulative Days on Market Until Sale	26	35	+ 34.6%	41	35	- 14.6%
Average List Price	\$428,190	\$453,563	+ 5.9%	\$423,611	\$462,213	+ 9.1%
Inventory of Homes for Sale	146	313	+ 114.4%	--	--	--
Months Supply of Inventory	1.1	2.6	+ 136.4%	--	--	--

* 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 August 5, 2024. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2024 ShowingTime Plus, LLC.