

Local Market Update for July 2024

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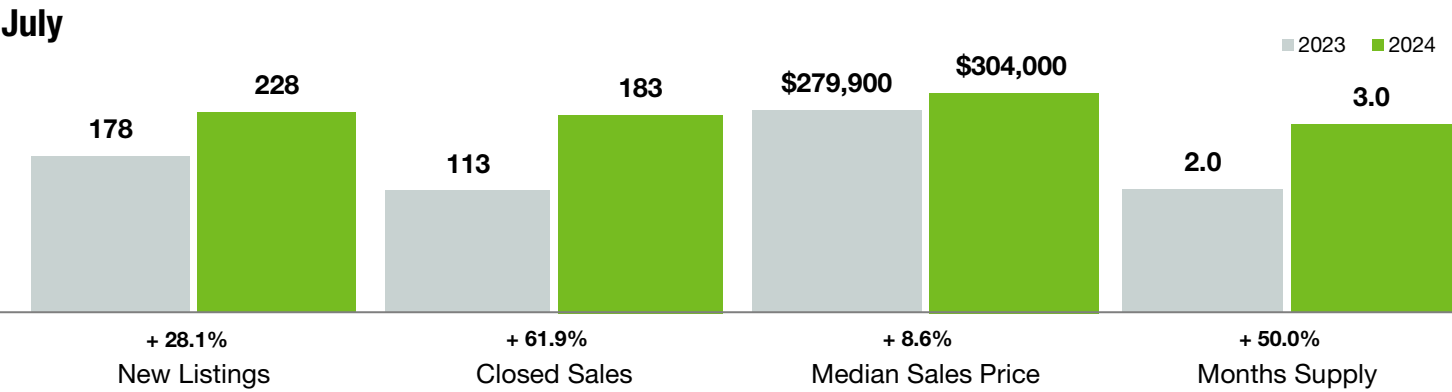


Gastonia

North Carolina

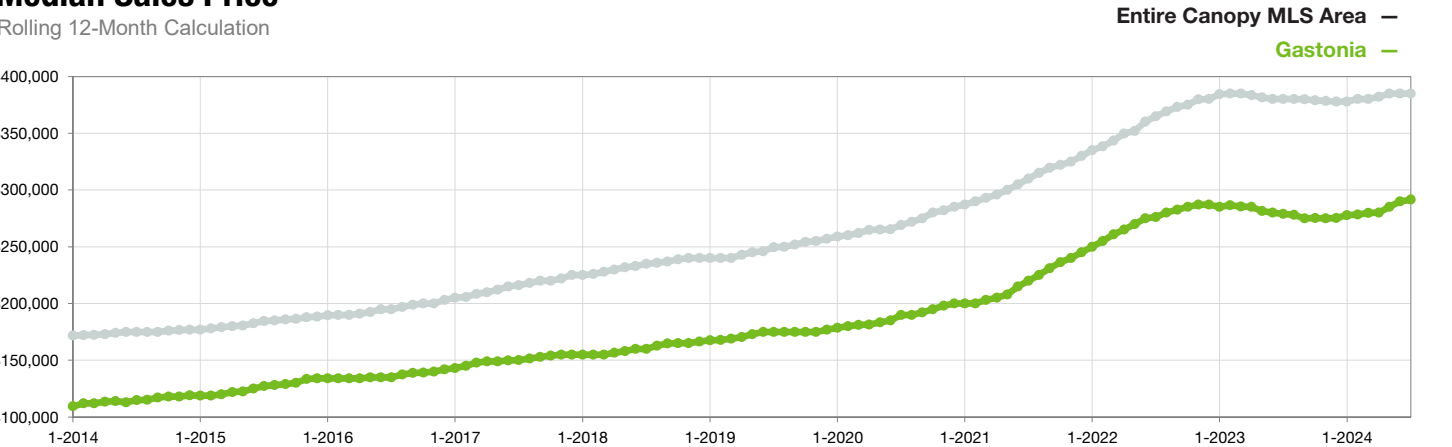
Key Metrics	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
New Listings	178	228	+ 28.1%	1,050	1,466	+ 39.6%
Pending Sales	135	163	+ 20.7%	939	1,066	+ 13.5%
Closed Sales	113	183	+ 61.9%	871	965	+ 10.8%
Median Sales Price*	\$279,900	\$304,000	+ 8.6%	\$273,640	\$297,125	+ 8.6%
Average Sales Price*	\$304,941	\$323,496	+ 6.1%	\$292,135	\$312,546	+ 7.0%
Percent of Original List Price Received*	97.2%	95.4%	- 1.9%	95.6%	95.8%	+ 0.2%
List to Close	64	85	+ 32.8%	87	90	+ 3.4%
Days on Market Until Sale	25	39	+ 56.0%	43	43	0.0%
Cumulative Days on Market Until Sale	28	50	+ 78.6%	49	51	+ 4.1%
Average List Price	\$330,508	\$339,090	+ 2.6%	\$309,319	\$334,957	+ 8.3%
Inventory of Homes for Sale	251	405	+ 61.4%	--	--	--
Months Supply of Inventory	2.0	3.0	+ 50.0%	--	--	--

* 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



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