

Local Market Update for July 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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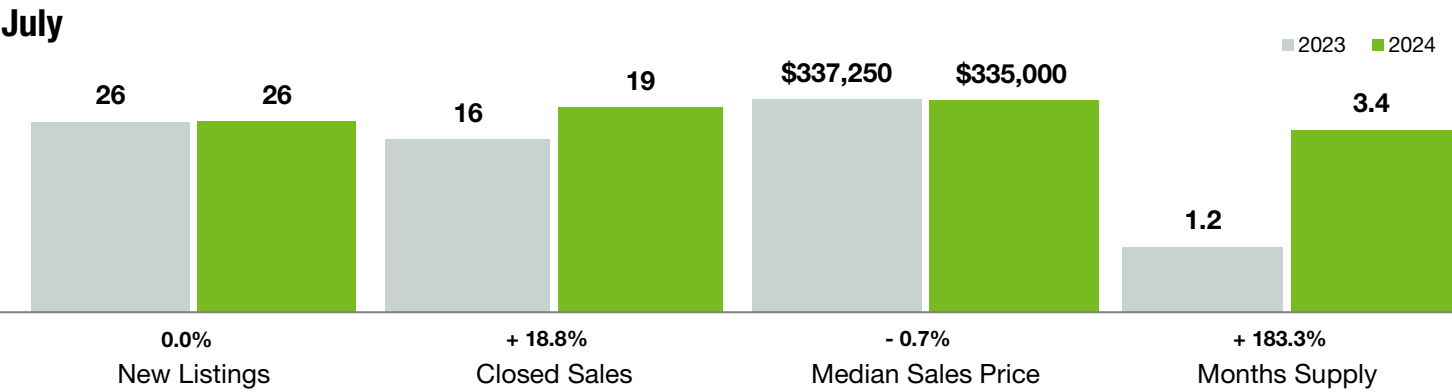


Uptown Charlotte

North Carolina

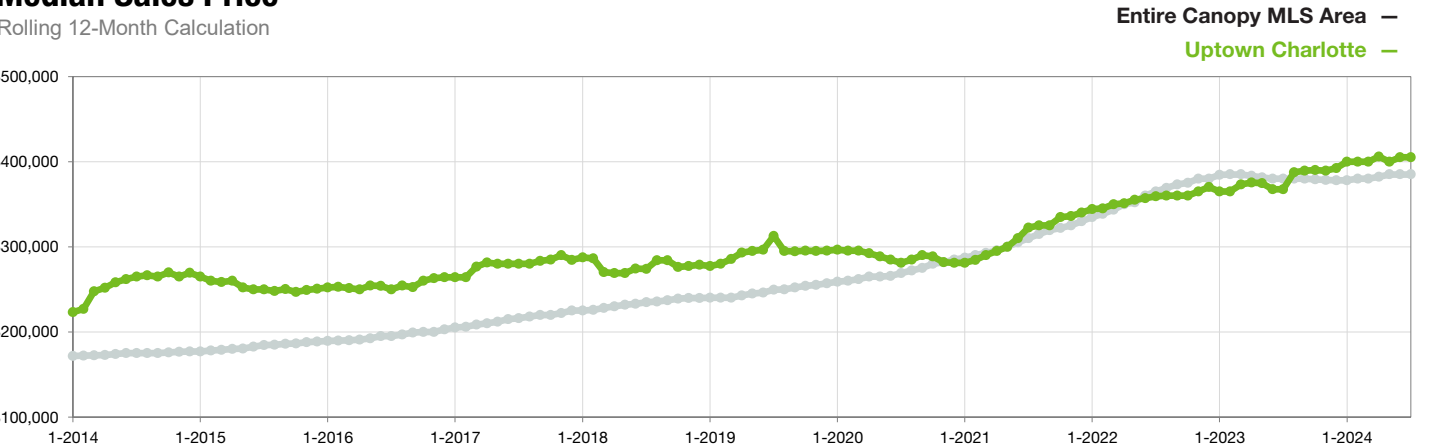
Key Metrics	July			Year to Date		
	2023	2024	Percent Change	Thru 7-2023	Thru 7-2024	Percent Change
New Listings	26	26	0.0%	158	237	+ 50.0%
Pending Sales	26	19	- 26.9%	139	161	+ 15.8%
Closed Sales	16	19	+ 18.8%	120	155	+ 29.2%
Median Sales Price*	\$337,250	\$335,000	- 0.7%	\$372,000	\$395,000	+ 6.2%
Average Sales Price*	\$444,213	\$382,042	- 14.0%	\$453,985	\$479,267	+ 5.6%
Percent of Original List Price Received*	99.8%	93.6%	- 6.2%	98.7%	96.9%	- 1.8%
List to Close	43	88	+ 104.7%	63	67	+ 6.3%
Days on Market Until Sale	14	51	+ 264.3%	29	33	+ 13.8%
Cumulative Days on Market Until Sale	15	57	+ 280.0%	31	42	+ 35.5%
Average List Price	\$451,319	\$405,604	- 10.1%	\$561,264	\$486,122	- 13.4%
Inventory of Homes for Sale	23	73	+ 217.4%	--	--	--
Months Supply of Inventory	1.2	3.4	+ 183.3%	--	--	--

* 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



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