

Local Market Update for August 2024

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



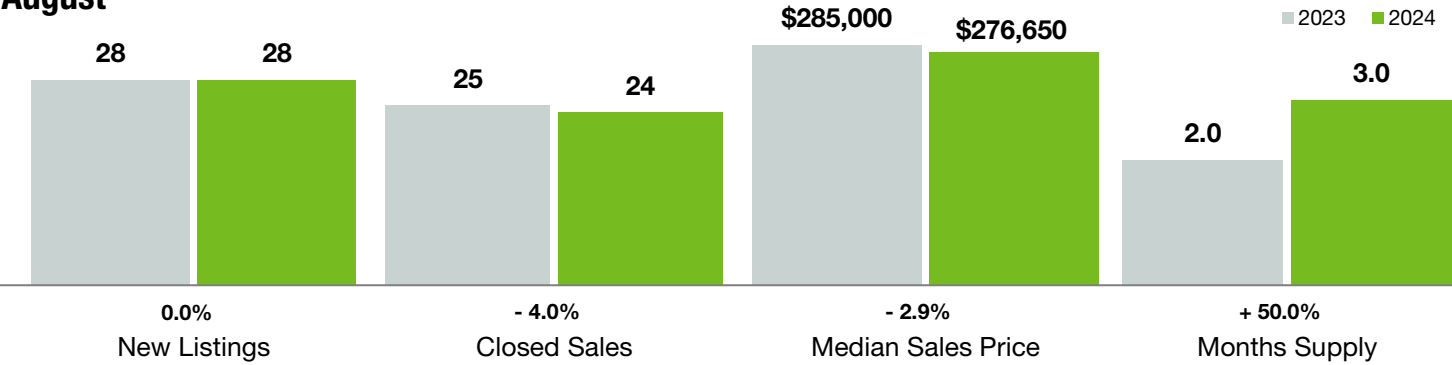
Alexander County

North Carolina

Key Metrics	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
New Listings	28	28	0.0%	219	242	+ 10.5%
Pending Sales	27	30	+ 11.1%	183	187	+ 2.2%
Closed Sales	25	24	- 4.0%	165	171	+ 3.6%
Median Sales Price*	\$285,000	\$276,650	- 2.9%	\$274,250	\$295,000	+ 7.6%
Average Sales Price*	\$288,988	\$339,341	+ 17.4%	\$317,803	\$367,840	+ 15.7%
Percent of Original List Price Received*	97.6%	94.5%	- 3.2%	96.7%	96.6%	- 0.1%
List to Close	57	80	+ 40.4%	79	83	+ 5.1%
Days on Market Until Sale	15	37	+ 146.7%	35	40	+ 14.3%
Cumulative Days on Market Until Sale	23	43	+ 87.0%	42	45	+ 7.1%
Average List Price	\$270,689	\$385,577	+ 42.4%	\$326,528	\$388,306	+ 18.9%
Inventory of Homes for Sale	42	65	+ 54.8%	--	--	--
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.

August



Median Sales Price

Rolling 12-Month Calculation

